

99566742

5643/0072 04 001 Page 1 of 3
1999-06-14 10:23:57
Cook County Recorder 25.00



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The above space for recorder's use only

THIS INDENTURE, made this 28TH day of MAY, 1999, between First Bank and Trust Company of Illinois (formerly known as First Bank and Trust Company, Palatine, Illinois), a corporation duly organized and existing as a banking corporation and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said bank in pursuance of a certain Trust Agreement, dated the 24TH day of APRIL, 1996, and known as Trust Number 10-2032, party of the first part, and EDWARD E. SMITH, JR.

1130 SOUTH MICHIGAN, #504-- of CHICAGO, ILLINOIS 60605----- parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN DOLLARS AND NO/100----- (\$10.00)----- Dollars, and other good and valuable considerations in hand paid, does hereby grant sell and convey unto said parties of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF AND AUTHENTICATED THEREON BY THE AFORESAID TRUSTEE.

Permanent Real Estate Index No. 13-25-225-016

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof, forever, of said party of the second part

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling, SUBJECT, HOWEVER, to: ~~the liens of all trusts deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession.~~

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Assistant Trust Officer and attested by its Assistant Trust Officer the day and year first above written.

FIRST BANK AND TRUST COMPANY OF ILLINOIS
as trustee, as aforesaid, and not personally

By: [Signature] Assistant Trust Officer

ATTEST [Signature] Assistant Trust Officer

**SEE SUBJECT TO ON EXHIBIT "A"

This space for affixing Riders and Revenue Stamps

Document Number

BOX 333-CTI

UNOFFICIAL COPY

COUNTY OF COOK
STATE OF ILLINOIS SS.

I, Kurtis J. Loso a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT

Robert G. Heidenham

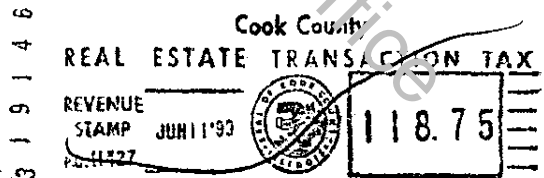
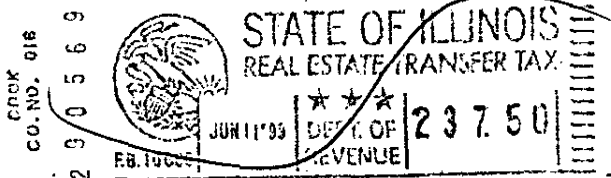
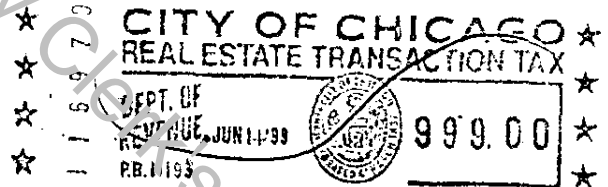
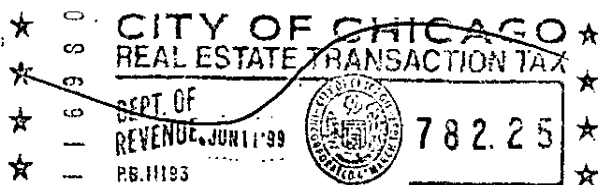
Assistant Trust Officer of FIRST BANK and TRUST COMPANY OF ILLINOIS, a banking corporation, and Carl R. Paul, Assistant Trust Officer of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Assistant Trust Officer, and Assistant Trust Officer, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said banking corporation as Trustee, for the uses and purposes therein set forth and the said Assistant Trust Officer did also then and there acknowledge that he/she, as custodian of the corporate seal of said banking corporation, did affix the said corporate seal of said banking corporation to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the uses and purposes therein set forth.

99566742

Given under my hand and Notarial Seal this 28th day of May, 1999.

Kurtis J. Loso

Notary Public



2800 N. TALMAN AVE., UNIT B-6
CHICAGO, ILLINOIS 60618

For information only insert street address of above described property.

THIS INSTRUMENT PREPARED BY:

FIRST BANK AND TRUST COMPANY OF ILLINOIS
300 East Northwest Highway
Palatine, Illinois 60067

After recording mail to:
1130 S. MICHIGAN AVE #504
CHICAGO, IL 60605-2316

UNOFFICIAL COPY

EXHIBIT "A"

99566742

LEGAL DESCRIPTION

UNIT B-6
2800 NORTH TALMAN AVENUE
CHICAGO, ILLINOIS 60618

PARCEL 1:

THE SOUTH 17.34 FEET OF THE NORTH 116.90 FEET OF THE WEST 41.0 FEET OF THE EAST 106.0 FEET (AS MEASURED ON THE EAST LINE OF SAID WEST 41.0 FEET AND AT RIGHT ANGLES THERETO) OF THE SOUTH 9.0 FEET OF LOT 32 AND LOTS 33 TO 41 BOTH INCLUSIVE TAKEN AS A SINGLE TRACT OF LAND IN MARY WOLFGRAM'S SUBDIVISION OF THE SOUTH 5 ACRES EAST OF THE RAILROAD OF LOT 6 IN RICHON AND BOWENMASTER'S SUBDIVISION OF THE WEST HALF OF THE NORTHEAST QUARTER, SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF THE AFORESAID PARCEL FOR INGRESS, EGRESS, USE AND ENJOYMENT OVER AND UPON PROPERTY DESCRIBED AND SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 98153807 AND AMENDMENT RECORDED AS DOCUMENT NUMBER 98506804 AND AS FURTHER AMENDED BY DOCUMENT NUMBER 08096328.

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING; THE ASSOCIATION DOCUMENTS, INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO; APPLICABLE ZONING AND BUILDING LAWS AND ORDINANCES; COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; PRIVATE, PUBLIC AND UTILITY EASEMENTS; RIGHTS, IF ANY, OF PERSONS PROVIDING PRIVATE TELEVISION SERVICES; ACTS DONE OR SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER; AND ANY OTHER MATTERS WHICH SHALL BE INSURED OVER BY THE TITLE INSURER.

PIN: 13-25-225-016