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1999-06-18 10:17:36
Cook County Recorder 25.00

TRUSTEE'S DEED

STSD07579 NWA/78213535/99035907EM
THIS INDENTURE, dated June 3, 1999
between AMERICAN NATIONAL BANK AND
TRUST COMPANY OF CHICAGO, a National
Banking Association, 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 October 19, 1984
known as Trust Number 51808T party of the first
part, and



(Reserved for Recorders Use Only)

Riverside Development Group, Ltd.
1526 Greenleaf, Evanston, IL

3/mb

party/parties of the second part WITNESSETH, that said party of the first part, in consideration of the sum of TEN (\$10.00) Dollars and other good and valuable consideration in hand paid, does hereby convey and QUIT-CLAIM unto said party/parties of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly Known As: 2577-83 W. Montrose, Chicago, IL

Property Index Number: 13-13-401-002-0000

together with the tenements and appurtenances thereunto 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. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by one of its officers, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, as aforesaid, and not personally

Prepared By:
American National Bank and Trust
Company of Chicago

By: Catherine Martin
CATHERINE MARTIN, TRUST OFFICER

*Successor Trustee to First National Bank of Skokie

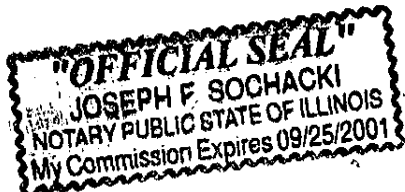
STATE OF ILLINOIS
COUNTY OF COOK

) I, the undersigned, a Notary Public in and for said County and State, do hereby certify
) CATHERINE MARTIN an officer of American National Bank and Trust Company of Chicago
personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that said officer of said association signed and delivered this instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and seal, dated June 3, 1999.

Joseph F. Sochacki
NOTARY PUBLIC

MAIL TO: see attached



BOX 333-CTI

UNOFFICIAL COPY

COOK
CO. NO. 016
111624
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
★★★
JUN-7'99 DEPT. OF REVENUE 756.00
P.B. 10776

COOK
CO. NO. 016
111627
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
★★★
JUN-7'99 DEPT. OF REVENUE 179.00
P.B. 10776

318752
Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP JUN-7'99 P.B. 11427 467.50

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
205943 \$7,012.50
06/17/1999 12:01 Batch 07294 88



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COOK COUNTY Clerk's Office

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EXHIBIT "A"

LEGAL DESCRIPTION

Lots 24, 25, 26 and 27 and also that part of the Easterly half of the former channel of the Chicago River lying East of the East line of the right of way of the Sanitary District and North of the North line of the alley extended in the subdivision of Lot 6 of Superior Court Partition of the North half of the Southeast quarter of Section 13, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property Address: 2577-83 West Montrose Avenue, Chicago, Illinois 60618

Permanent Index No. 13-13-401-002-0000

MAIL RECORDED DEED TO:

Mr. Charles R. Staley
Rosenthal and Schanfield
55 East Monroe Street, 16th Floor
Chicago, Illinois 60603-1855

MAIL SUBSEQUENT TAX BILLS TO:

Riverside Development Group, Ltd.
1526 Greenleaf Avenue
Evanston, Illinois 60202

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