

TRUSTEE'S DEED

COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
BRIDGEVIEW OFFICE



THIS INDENTURE, made this 6th day of March, 1999, between State Bank of Countryside, a banking corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 26th day of February, 1997, and known as Trust No. 97-1763, party of the first part, and KEEPATAW TRAILS TOWNHOME ASSOCIATION, of 12754 Marian Drive, Lemont, IL 60439, parties of the second part. Witnesseth, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$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, KEEPATAW TRAILS TOWNHOME ASSOCIATION, the following described real estate, situated in Cook County, Illinois, to - wit:

See Legal Description Attached.

P.I.N. 22-33-114-022, 22-33-115-002 and 22-33-115-003

Commonly known as Common Ground, Lots 48, 55 & 56, Lemont, Illinois

Subject to easements, covenants, conditions and restrictions of record, if any.
Subject to general real estate taxes for 1998 and subsequent years.

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said parties 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 trust 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.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E
SECTION 4, REAL ESTATE TRANSFER TAX ACT
DATE 3-19-99
REPRESENTATIVE [Signature]

5
GTT

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 its Trust Officer and attested by its Vice President the day and year first above written.

STATE BANK OF COUNTRYSIDE

as Trustee as aforesaid

By
Attest

[Handwritten signature]

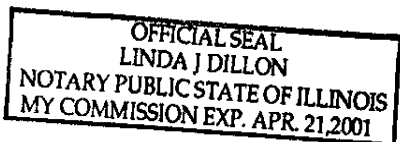
STATE OF ILLINOIS,
COUNTY OF COOK

This instrument prepared by:

Joan Micka
6734 Joliet Road
Countryside, IL 60525

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Joan Micka of State Bank of Countryside and Susan L. Jutzi of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Vice President, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Vice President did also then and there acknowledge that said Trust Officer as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as said Trust Officer's own free and voluntary act, of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal, this 11th day of March, 1999.

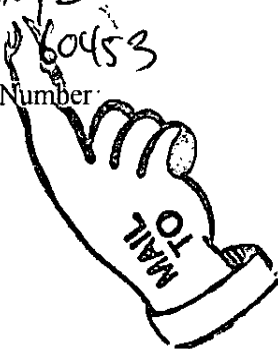


[Handwritten signature]
Notary Public

D Name *Wm Dowd*
E
L Street *4001 W 95th St*
I
V City *DAK CROWN, IL*
E
R Or: *60453*
Y Recorder's Office Box Number:

For Information Only
Insert Street and Address of Above
Described Property Here

Common Ground, Lots 48, 55 & 56
Lemont, IL



A TRACT OF LAND BEING LOT 48 IN KEEPATAW TRAILS, BEING A SUBDIVISION OF PART OF THE NORTH HALF OF SECTION 33, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPTING FROM SAID LOT 48 THE FOLLOWING DESCRIBED PARCEL OF LAND: COMMENCING AT THE MOST EASTERLY SOUTHEAST CORNER OF SAID LOT 48; THENCE NORTH 00 DEGREES 01 MINUTES 49 SECONDS WEST, ALONG THE EAST LINE OF SAID 48, A DISTANCE OF 125.51 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 11, SECONDS WEST, A DISTANCE OF 32.96 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 55 DEGREES 15 MINUTES 48 SECONDS WEST, A DISTANCE OF 36.64 FEET; THENCE SOUTH 34 DEGREES 44 MINUTES 12 SECONDS EAST, A DISTANCE OF 6.50 FEET; THENCE SOUTH 55 DEGREES 15 MINUTES 48 SECONDS WEST, A DISTANCE OF 31.98 FEET; THENCE SOUTH 34 DEGREES 44 MINUTES 12 SECONDS EAST, A DISTANCE OF 6.50 FEET; THENCE SOUTH 55 DEGREES 15 MINUTES 48 SECONDS WEST, A DISTANCE OF 32.00 FEET; THENCE SOUTH 34 DEGREES 44 MINUTES 12 SECONDS EAST, A DISTANCE OF 6.50 FEET; THENCE SOUTH 55 DEGREES 15 MINUTES 48 SECONDS WEST, A DISTANCE OF 36.91 FEET; THENCE NORTH 34 DEGREES 44 MINUTES 12 SECONDS WEST, A DISTANCE OF 64.00 FEET; THENCE NORTH 55 DEGREES 15 MINUTES 48 SECONDS EAST, A DISTANCE OF 36.91 FEET; THENCE NORTH 34 DEGREES 44 MINUTES 12 SECONDS WEST, A DISTANCE OF 6.50 FEET; THENCE NORTH 55 DEGREES 15 MINUTES 48 SECONDS EAST, A DISTANCE OF 32.00 FEET; THENCE NORTH 34 DEGREES 44 MINUTES 12 SECONDS WEST, A DISTANCE OF 6.50 FEET; THENCE NORTH 55 DEGREES 15 MINUTES 48 SECONDS EAST, A DISTANCE OF 31.89 FEET; THENCE NORTH 34 DEGREES 44 MINUTES 12 SECONDS WEST, A DISTANCE OF 6.50 FEET; THENCE NORTH 55 DEGREES 15 MINUTES 48 SECONDS EAST, A DISTANCE OF 36.64 FEET; THENCE SOUTH 34 DEGREES 44 MINUTES 12 SECONDS EAST, A DISTANCE OF 64.00 FEET TO THE POINT OF BEGINNING.

UNOFFICIAL COPY

A TRACT OF LAND BEING LOT 55 IN KEEPATAW TRAILS, BEING A SUBDIVISION OF PART OF THE NORTH HALF OF SECTION 33, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPT THAT PART OF SAID LOT 55 DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 55; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST ALONG THE SOUTH LINE OF SAID LOT, A DISTANCE OF 30.00 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 08 SECONDS EAST, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 00 DEGREES 01 MINUTES 08 SECONDS EAST, A DISTANCE OF 138.00 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 66.00 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 08 SECONDS WEST, A DISTANCE OF 138.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 52 SECONDS WEST, A DISTANCE OF 66.00 FEET TO THE POINT OF BEGINNING.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

COOK COUNTY CLERK'S OFFICE
100 N. LAUREL ST. CHICAGO, IL 60602
TEL: (773) 309-3000 FAX: (773) 309-3001
WWW.COOKCOUNTYCLERK.COM

Property of Cook County Clerk's Office

COOK COUNTY CLERK'S OFFICE

A TRACT OF LAND BEING LOT 56 IN KEEPATAW TRAILS, BEING A SUBDIVISION OF PART OF THE NORTH HALF OF SECTION 33, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPTING FROM SAID LOT 56 THAT PARCEL DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 56; THENCE SOUTH 00 DEGREES 01 MINUTE 08 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 56, A DISTANCE OF 10.15 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 44.94 FEET TO THE POINT OF BEGINNING OF SAID EXCEPTED PARCEL; THENCE CONTINUING SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 64.00 FEET; THENCE SOUTH 00 DEGREES 01 MINUTE 08 SECONDS WEST, A DISTANCE OF 37.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 52 SECONDS WEST, A DISTANCE OF 6.50 FEET; THENCE SOUTH 00 DEGREES 01 MINUTE 08 SECONDS WEST, A DISTANCE OF 32.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 52 SECONDS WEST, A DISTANCE OF 6.50 FEET; THENCE SOUTH 00 DEGREES 01 MINUTE 08 SECONDS WEST, A DISTANCE OF 32.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 64.00 FEET; THENCE NORTH 00 DEGREES 01 MINUTE 08 SECONDS EAST, A DISTANCE OF 37.00 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 6.50 FEET; THENCE NORTH 00 DEGREES 01 MINUTE 08 SECONDS EAST, A DISTANCE OF 32.00 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 6.50 FEET; THENCE NORTH 00 DEGREES 01 MINUTE 08 SECONDS EAST, A DISTANCE OF 32.00 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 6.50 FEET; THENCE NORTH 00 DEGREES 01 MINUTE 08 SECONDS EAST, A DISTANCE OF 37.00 FEET TO THE POINT OF BEGINNING OF SAID EXCEPTED PARCEL.

Clerk's Office

STATEMENT BY GRANTOR AND GRANTEE

The Grantor of his agent affirms that to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: February 1st, 1999.

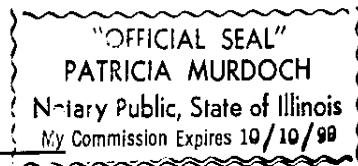
SIGNATURE: _____

[Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said WILLIAM C. DOWD, this 1st day of February, 1999.

Notary Public

[Handwritten Signature: Patricia Murdoch]



The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated February 1st, 1999.

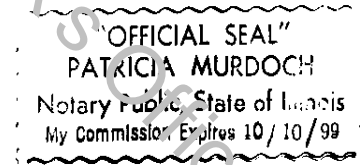
SIGNATURE: _____

[Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said WILLIAM C. DOWD, this 1st day of February, 1999.

Notary Public

[Handwritten Signature: Patricia Murdoch]



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C. misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed of ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)