

APPLICATION NO. 16498
ENT NO. 31615-R
APR 23 1987

VOLUME 2907-1 PAGE 1
CERTIFICATE NO. 1451029
OWNER THE BANK & TRUST COMPANY OF ARLINGTON HEIGHTS,
as Trustee, Trust No. 3578.

UNOFFICIAL COPY

0020205068

2031/0032 51 001 Page 1 of 16
2002-02-21 10:13:10
Cook County Recorder 51.50



CERTIFICATE OF TITLE

Date Of First Registration

MAY SEVENTH (7th), 1925
TRANSFERRED FROM CERTIFICATE NO. 1451029

STATE OF ILLINOIS }
COOK COUNTY }

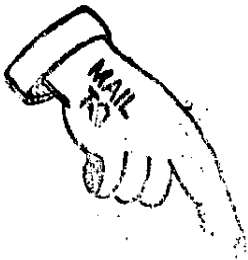
I Harry "Bus" Yourell Registrar of Titles in and for said County, in the State aforesaid, do hereby certify that

THE BANK & TRUST COMPANY OF ARLINGTON HEIGHTS, AN Illinois Corporation, as Trustee, under the provisions of a Trust Agreement dated the 18th day of April, 1986 and known as Trust Number 3578.

of the VILLAGE OF ARLINGTON HEIGHTS County of COOK and State of ILLINOIS
IS the owner of an estate in fee simple, in the following described land situated in the County of Cook and State of Illinois.

DESCRIPTION OF LAND

The South One (1) of the East One Half (1) of the West One Half (1) of the Northwest Quarter (1) of Section 21, Township 42 North, Range 11, East of the Third Principal Meridian, (except that part taken for Thomas Avenue by Plat of Dedication Document No. 3546741)



BICKLEY, HART & GARDNER, P.C.
ATTORNEYS AT LAW
937-939 S. ROSELLE ROAD
SCHAUMBURG, ILLINOIS 60193-3978

UNIT 9-1629

Subject to the Estates, Easements, Incumbrances and Charges noted on the following memorials page of this Certificate.

03-21-100-027-100/

5150

Witness My hand and Official Seal

this FIFTH (5th) day of SEPTEMBER A. D. 1986

AP 5-865

Harry Bus Yourell
Registrar of Titles, Cook County, Illinois.

Form No. 1



OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

DOCUMENT NO.	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR	SIGNATURE OF REGISTRAR
279003-87	General Taxes for the year 1986. Subject to General Taxes levied in the year 1987.			
In Duplicate	Trust Deed from Gerald A. Schroeder and Clara E. Schroeder, to Raymond S. Johnston, as Trustee, to secure their note in the sum of \$350,000.00, payable as therein stated. For particulars see Document.			Harry Bus Year
3068763	Nov. 10, 1978 Extension Agreement by and between First National Bank of Mount Prospect, a National banking Association and Gerald A. Schroeder and Clara W. Schroeder, extending time of payment of balance of \$350,000.00, remaining unpaid on note secured by Trust Deed registered as Document Number 3068763, according to the terms and conditions specified in said Trust Deed and Extension Agreements. For particulars see Document.		Jan. 2, 1979 9:16AM	Harry Bus Year
3278611	Oct. 6, 1982 Mortgagee's Duplicate Certificate 664877 issued 10-18-82 on Trust Deed 3068763		Oct. 18, 1982 10:31AM	Harry Bus Year
In Duplicate	Trust Deed from Gerald A. Schroeder and Clara E. Schroeder, to First National Bank of Mount Prospect, as Trustee, to secure note in the sum of \$25,000.00, payable as therein stated. For particulars see Document. (Affidavit of no U.S. Tax lien attached)			Harry Bus Year
3318384	May 3, 1983 Mortgagee's Duplicate Certificate 673235 issued 7-15-83 on Trust Deed 3318384		July 15, 1983 11:11AM	Harry Bus Year
In Duplicate	Trust Deed from The Bank & Trust Company of Arlington Heights, an Illinois Corporation, as Trustee, Trust No. 3578 to State National Bank (Evanston), an Illinois Corporation, as Trustee, to secure note in the sum of \$1,425,000.00, payable as therein stated. For particulars see Document. (Rider and Legal description attached) (Affects part of foregoing premises & other property)			Harry Bus Year
3516814	May 8, 1986 Mortgage from The Bank and Trust Company of Arlington Heights, a corporation, as Trustee, Trust No. 3578, to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America, to secure note in the principal sum of \$20,000.00, with interest and additional advances in the amount up to and including \$60,000.00, payable as therein stated, under terms, covenants and agreements herein contained. For particulars see Document. (Affects part of foregoing premises)		May 22, 1986 10:51AM	Harry Bus Year
In Duplicate	Subordination Agreement by and between The Bank and Trust Company of Arlington Heights, an Illinois corporation, as Trustee, Trust No. 3578, and State National Bank (Evanston), an Illinois corporation, subordinating Trust Deed registered as Doc. No. 3516814 to Mortgage (registered as Doc. No. 3516815), affecting part of foregoing premises only, further described on Exhibit "B", under terms, covenants and agreements herein contained. For particulars see Document. (Exhibits A & B legal descriptions attached)		May 22, 1986 10:51AM	Harry Bus Year
3516815	May 15, 1986 Mortgage from the Bank and Trust Company of Arlington Heights, a corporation, as Trustee, Trust NO. 3578, to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America to secure note in the principal sum of \$3,000,000.00 with interest and additional advances in the amount up to and including \$100,000.00, payable as therein stated, under terms, covenants and agreements herein contained. For particulars see Document. (Exhibit "A" legal description rider attached) (Affects part of foregoing premises)		May 22, 1986 10:51AM	Harry Bus Year
In Duplicate	Feb. 12, 1987 Mortgage from the Bank and Trust Company of Arlington Heights, a corporation, as Trustee, Trust NO. 3578, to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America to secure note in the principal sum of \$3,000,000.00 with interest and additional advances in the amount up to and including \$100,000.00, payable as therein stated, under terms, covenants and agreements herein contained. For particulars see Document. (Exhibit "A" legal description rider attached) (Affects part of foregoing premises)		Feb. 25, 1987 3:04PM	Harry Bus Year

KIND OF INSTRUMENT	DOCUMENT NUMBER	DATE OF FILING	UNIT
Peel	3615237	5-8-87	16-1143
Lien	3616609	5-14-87	16-1143
W/162-61-Prod	3621778	5-27-87	3632211
MTG	3623627	6-5-87	363223, 218
W/162-61-Prod	3625114	6-16-87	363220
QJ-MG	3625120-121	6-22-87	3632838, 839
Def. MTA	3629124, 425	6-25-87	3632897
Def. MTA	3629275, 296	6-26-87	3632899
Def. MTA	3629404, 407	6-29-87	3632840
QJ-MG	3631492-493	7-7-87	36341, 212
QJ-MG	3631492-493	7-7-87	3634996



DOCUMENT NO.	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR	SIGNATURE OF REGISTRAR
Unit 21-1642	Deed, mto	7-11-87	10-11-87	[Signature]
Unit 22-1631	Deed, mto	7-11-87	10-11-87	[Signature]
Unit 15-1649	Deed, mto	7-20-87	10-13-87	[Signature]
Unit 22-1631	Deed - mto	7-22-87	10-18-87	[Signature]
Unit 12-1649	Deed - mto	7-30-87	10-23-87	[Signature]
Unit 12-1651	Deed - mto	7-31-87	10-27-87	[Signature]
Unit 21-1642	Deed	8-3-87	11-12-87	[Signature]
Unit 19-1631	Deed, mto	8-5-87	12-8-87	[Signature]
Unit 19-1631	Deed	8-6-87	12-8-87	[Signature]
Unit 23-1629	Deed, mto	8-11-87	12-11-88	[Signature]
Unit 23-1622	Deed	8-11-87		[Signature]
Unit 16-1645	Deed	8-12-87	12-16-87	[Signature]
Unit 24-1613	Deed, mto	8-15-87	12-16-87	[Signature]
Unit 19-1631	Deed, mto	8-17-87	12-16-87	[Signature]
Unit 17-1631	Deed	8-26-87	12-18-87	[Signature]
Unit 17-1631	Deed	8-27-87	12-29-87	[Signature]
Unit 17-1631	Deed, mto	8-28-87	12-31-87	[Signature]
Unit 15-1649	Deed, mto	8-31-87	12-31-87	[Signature]
Unit 14-1622	Deed - mto	9-1-87	1-15-88	[Signature]
Unit 9-1631	Deed - mto	9-1-87	1-19-88	[Signature]
Unit 15-1631	Deed - mto	9-1-87	2-25-88	[Signature]
Unit 5-1638	Deed - mto	9-3-87	2-25-88	[Signature]
Unit 9-1635	Deed - mto	9-8-87	3-3-88	[Signature]
Unit 9-1639	Deed - mto	9-9-87	4-15-88	[Signature]
Unit 9-1639	Deed - mto	9-9-87	4-15-88	[Signature]
Unit 13-1614	Deed	9-16-87	4-19-88	[Signature]
Unit 11-1631	Chg - Deed	9-16-87	5-4-88	[Signature]
Unit 15-1631	Chg - Deed	9-16-87	5-4-88	[Signature]
Unit 15-1631	Chg - Deed	9-16-87	5-13-88	[Signature]

MEMORIALS

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND

DOCUMENT NO. NATURE AND TERMS OF DOCUMENT DATE OF DOCUMENT DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR SIGNATURE REGISTRAR

Table with columns for Document No., Nature and Terms of Document, Date of Document, Date of Registration, Signature, and Registrar. Contains numerous entries with handwritten notes and stamps.

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

DOCUMENT NO.	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR	SIGNATURE OF REGISTRAR
1573 deed M2	3832895, 16	10-16-88	EL	
1575 deed M2	3834946, 47	10-24-88	EL	
1575 deed	3834948	10-24-88	EL	
1579 deed M2	3834949, 50	10-24-88	EL	
1580 deed M2	3834951, 52	10-24-88	EL	
1581 deed	3837996	Nov 3 88	EL	
1582 deed M2	3845434, 35	Deed, 88	EL	
1583 deed	3847167	12-13-88	EL	
1584 deed	3850397, 398	12-28-88	EL	
1585 deed M2	3852143, 44	1-9-90	EL	
1586 deed M2	3858066, 7, 8	2-1-90	EL	
1587 deed	3861301	2-20-90	EL	
1588 deed	3864016-7	3-2-90	EL	
1589 deed	3872443	4-9-90	EL	
1590 deed	3875426	4-24-90	EL	
1591 deed	3880180	5-11-90	EL	
1592 deed	3865224	4-10-90	EL	
1593 deed	3875590	5-1-90	EL	
1594 deed	3880187, 88	5-11-90	EL	
1595 deed	3885584	6-1-90	EL	
1596 deed	3885585	6-1-90	EL	
1597 deed	3894412	7-5-90	EL	
1598 deed	3897484	7-18-90	EL	
1599 Release	3906035	8-22-90	EL	
1600 Surety Bond	3764357-359	4-29-88	EL	
1601 Release	3911303	9-13-90	EL	
1602 deed	3915202-203-204-205	9/27/90	EL	
1603 deed	3916137	10-3-90	EL	

REGISTRATION DOCUMENT NUMBER DATE OF FILING
 1581 NSR 38472067 NOV 21-88
 1582 10-16-87
 KIND OF INSTRUMENT DATE OF FILING
 Assign 9/2/89 9-30-91 BOWSKY

UNOFFICIAL COPY County Clerk's Office

MEMORIALS

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

DOCUMENT NO.	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR	SIGNATURE OF REGISTRAR
Unit 31-1507	Deed #1145	3924677-608	11-7-90	21-1619 A/M
Unit 31-1505	Deed	3925124, 129	11-13-90	16-1623 A/M
Unit 19-1617	Mtg	3926038	11-14-90	17-1623 A/M
Unit 17-1649	Mtg	3926413-414	11-15-90	29-1525 A/M
61532	Deed	3927552	11-20-90	12-1604 A/M
29-1527	Deed	3928920	11-28-90	14-1622 A/M
Unit 30-1519	Deed	393954238	1-22-91	18-1623 A/M
Unit 5-1523	Deed	39406867	1-25-91	15-1636 A/M
Unit 1-1531	Deed	3943646-41	2-11-91	23-1629 A/M
Unit 31-1507	Deed	394867-868	2-19-91	23-1629 A/M
Unit 31-1505	P. Rec	3945587	2-22-91	13-1625 A/M
Unit 31-1501	P. Rec	3945588	2-22-91	25-1617 A/M
Unit 16-1642	Mtg	3949298-299	3-13-91	13-1621 A/M
Unit 17-1531	Mtg	3949335, 336	3-14-91	17-1659 A/M
16-161205	Mtg	3953996	4-3-91	20-1525 A/M
Unit 17-1531	Mtg	3954816	4-5-91	14-1628 A/M
Unit 2-1520	Mtg	3954370	4-5-91	25-1537 A/M
Unit 2-1520	Mtg	3965969	5-21-91	11-1621 A/M
Unit 28-1511	Deed	3968951-952	6/3/91	8-1552 A/M
Unit 2-1516	Mtg	3973293	6-18-91	1-1521 A/M
Unit 2-1516	Mtg	3974354	6-21-91	Unit 1506 Deed 3960801 7-7-91
Unit 2-1516	Mtg	3974355	6-21-91	Unit 8-1556 Deed 39181550 7-23-91
Unit 30-1515	Mtg	3974356	6-21-91	Unit 4-1533 A/M 3984142 7/3/91
Unit 19-1607	Mtg	3974357	6-21-91	Mtg 3985891 3-6-91
Unit 21-1602	Mtg	3974358	6-21-91	Mtg 3989057 8-19-91

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OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

DOCUMENT NO.	NATURE AND TERMS OF DOCUMENT	DATE OF DOCUMENT	DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR	SIGNATURE OF REGISTRAR
Unit 31-1511	REC 3989069 070	8-19-91	MEYERS	
Unit 25-1603	REC 3989234 5	8-20-91		
Chart 10-1607	REC 3996291	9-17-91	Republic	
Unit 17-1655	REC 3996775	9-19-91	Republic	
Chart 1535	REC 3999962	10-1-91	Republic	
131612	DRDZ 4001490	10-7-91		
5-15-21	REC 4003328	10-15-91		
7-15-26	REC 4004875	10-22-91	MEYERS	
Unit 14-1626	AM 4007656	11-1-91		
24-1617	AM 4007657	11-1-91		
15-1627	AM 4007658	11-1-91		
20-1652	AM 4007659	11-1-91		
24-1621	MTG 4007660	11-7-91		
15-1630	MTG 4008510	11-5-91	ASCO	
Chart 26-1640	REC 4019019	12-17-91		
Unit 45-1521	AM 4019821	12-19-91		

Clerk's Office

UNOFFICIAL COPY
CERTIFICATION OF CONDITION
OF TITLE

20205068

Master Certificate Number : 1451031 Arlington on the Ponds (South)

Examiner: EDUARDO L. DARRIA

- 3615237 Partial Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Number 3516814. (Legal description attached)
May 8, 1987
- 3616609 Notice and Claim for Mechanics' Lien by Edward Hines Lumber Co., against Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578, owner and Lawrence Tellschow, subcontractor, filed in the Office of the Registrar of Titles of Cook County, to furnish lumber and building materials, etc., in the amount of \$8,699.28 with interest. For particulars see Document.
May 14, 1987
- 3620378 Release Deed in favor of Gerald A. Schroeder, et ux. Releases Document Numbers 3068763 and 3278611. (Refusal to Act attached)
May 27, 1987
- 3620379 Release Deed in favor of Gerald A. Schroeder, et ux. Releases Document Number 3318384.
May 27, 1987
- 3620380 Plat of Dedication by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, dedicating the South 40 feet of foregoing premises for roadway purposes. For particulars see Document. (Affidavit and Certification of Ordinance and Resolution attached)
May 27, 1987
- 3620381 Plat subdividing foregoing premises into Lot 1 in Arlington on the Ponds I, etc. For particulars see Document. (Certification of Ordinance and Resolution attached).
May 27, 1987

Subject to building set back lines as shown on Plat registered as Document Number 3620381. For particulars see Document.

Subject to public utility and drainage easement contained in Plat registered as Document Number 3620381, in favor of Commonwealth Edison Company, Illinois Bell Telephone Company, Northern Illinois Gas Company, the Village of Arlington Heights and Cablenet, Inc., their respective successors and assigns, for serving foregoing premises and other property with electric, communications, gas and cable T.V., etc., as herein reserved and granted. For particulars see Document.

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Master Certificate 1451031

20205068

Subject to emergency access easement as shown on Plat registered as Document Number 3620381. For particulars see Document.

- 3623627 Mortgage from The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$3,000,000.00, payable as therein stated. For particulars see Document. (Legal description as Rider "A" attached). (Affects part of foregoing premises)
June 5, 1987
- 3626515 Partial Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Number 3516814.
June 16, 1987
- 3626516 Onsite Utility Maintenance Agreement between The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, and The Village of Arlington Heights, Illinois, wherein parties agree that Trustee will maintain all sanitary sewers, storm sewers, watermains, storm water detention basins and their appurtenances on property described herein, in accordance with the rules and regulations of the Village of Arlington Heights. For particulars see Document.
June 16, 1987
- 3626518 Release of Claims and Liability by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, releasing and holding harmless, now and forever, the Village of Arlington Heights, its successors and assigns, all claims, damages, injuries and demands arising out of the construction and maintenance of retention basin (lake), etc., on property described herein. For particulars see Document. (Affects foregoing premises and other property).
June 16, 1987
- 3626519 Declaration of Easement by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, of a perpetual reciprocal easement over property described in Exhibits A and B, attached hereto, for storm sewer, water main, drainage and storm water retention, etc. For particulars see Document. (Plat of Survey attached). (Affects foregoing premises and other property)
June 16, 1987
- 3626520 Declaration of Condominium Ownership by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, for Arlington on the Ponds (South) Condominium and the rights, easements, restrictions, agreements, reservations and covenants therein contained. For particulars see Document. (Exhibits A, B, C, D, E and F attached) (Creates 38 Units in Buildings 16, 17, 18, 19, 20, 21, 22, 23 and 24).
June 16, 1987

- 3633849 Additional Advance Agreement by and between The Bank and Trust Company of Arlington Heights, as Trustee under Trust Number 3578 (Mortgagor) and Arlington Heights Federal Savings and Loan Association advancing Mortgagor an additional advance in the amount of \$60,000.00 as provided for in Mortgage registered as Document Number 3516815, under terms, covenants and agreements herein contained. For particulars see Document. (Legal Description Rider attached). (Affects part of foregoing premises).
July 10, 1987
- 3646974 First Amendment to Declaration by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 36 Units in Buildings 9, 10, 11, 12, 13, 14 and 15).
August 27, 1987
- 3661857 Modification Agreement by and between The Bank and Trust Company of Arlington Heights, as Trustee under Trust Number 3578 and Arlington Heights Federal Savings and Loan Association modifying Mortgage and Note registered as Document Number 3623627 as herein set forth. For particulars see Document. (Legal Description Rider attached).
Oct. 23, 1987
- 3678274 Mortgage from The Bank and Trust Company of Arlington Heights, a corporation, as Trustee under Trust Number 3578 to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America, to secure note in the sum of \$1,624,000.00, payable as therein stated. For particulars see Document. (Legal Description Rider attached).
Dec. 31, 1987
- 3707977 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee under Trust Number 3578. Releases Document Numbers 3516814 and 3516816. (Legal Description Rider attached).
May 13, 1988
- 3712950 Release Deed in favor of The Bank and Trust Company of Arlington Heights, as Trustee under Trust Number 3578. Releases Document Number 3594429. (Legal Description Rider attached).
June 3, 1988
- 3712952 Second Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 6 Units in Building 8).
June 3, 1988

- 3732851 Third Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 4 Units in Building 7).
August 19, 1988
- 3735638 Trustee's Indenture of Succession in Trust in favor of NBD Trust Company of Illinois, an Illinois corporation, as Successor Trustee under Trust Number 3578-AH. Conveys part of foregoing premises. (Legal Description Rider, Exhibit A and Copy of Plats attached).
Aug. 30, 1988
- 3735639 Mortgage from NBD Bank and Trust Company of Illinois, as Trustee, Trust Number 3578-AH, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$2,151,000.00, payable as therein stated. For particulars see Document. (Legal description rider attached). (Affects part of foregoing premises).
Aug. 30, 1988
- 3741015 Certificate of Amendment by William C. Harris, Commissioner of Banks and Trust Companies of the State of Illinois, approving the amendment to change the name of The Bank & Trust Company of Arlington Heights to NBD Arlington Heights Bank, effective May 1, 1988. For particulars see Document. (Affects part of foregoing premises)
September 22, 1988
- 3741016 Trust Management Agreement between The Bank and Trust Company of Arlington Heights, (Bank) and NBD Trust Company of Illinois (Trust Company), wherein the Bank will merge into and transfer its business to the NBD Trust Company of Illinois. For particulars see Document. (Affects part of foregoing premises).
September 22, 1988
- 3741017 Fourth Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 6 Units in Building 6)
September 22, 1988

- 3755016 Fifth Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 20 Units in Buildings 25, 26, 27 and 28).
November 11, 1988
- 3759708 Partial Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Numbers 3516814. (Legal description attached). (Affects foregoing premises and other property)
Dec. 12, 1988
- 3768308 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Numbers 3623627 and 3661857. (Legal description attached)
Jan. 20, 1989
- 3768310 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Number 3678274. (Legal description attached).
Jan. 20, 1989
- 3778944 Trust Management Agreement between The Bank and Trust Company of Arlington Heights, (Bank) and NBD Trust Company of Illinois (Trust Company), wherein the Bank will merge into and transfer its business to the NBD Trust Company of Illinois. For particulars see Document. (Affects part of foregoing premises).
March 13, 1989
- 3778945 Mortgage from NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$3,800,000.00, payable as therein stated. For particulars see Document. (Legal description attached). (Affects part of foregoing premises).
March 13, 1989
- 3799158 Sixth Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 12 Units in Buildings 4 and 30).
June 1, 1989

Master Certificate 1451031

- 3828276 Seventh Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 25 Units in Buildings 2, 3, 5, 29 and 31)
September 27, 1989
- 3841535 Eighth and Final Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document.
Nov. 20, 1989

PROPERTY of Cook County Clerk's Office

UNOFFICIAL COPY

20205068

CERTIFICATION OF CONDITION OF TITLE

Certificate Number: 1451031

Examiner: Bob

Date: 10-26-94

UNIT 9-1629 as described in survey delineated on and attached to and a part of a Declaration of Condominium Ownership registered on the 16th day of June, 1987 as Document Number 3626520; together with its undivided percentage of interest in and to the following described premises:

Lot One (1) in Arlington on the Ponds I, being a Subdivision in the Northwest Quarter (1/4) of Section 21, Township 42 North, Range 11, East of the Third Principal Meridian, according to Plat thereof registered in the Office of the Registrar of Titles of Cook County, on May 27, 1987, as Document Number 3620381.

P.I.N. 03-21-100-027-1001

279003-89

Subject to General Taxes levied in the year 1989.

3616609

Notice and Claim for Mechanics' Lien by Edward Hines Lumber Co., against Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578, owner and Lawrence Tellschow, subcontractor, filed in the Office of the Registrar of Titles of Cook County, to furnish lumber and building materials, etc., in the amount of \$8,699.28 with interest. For particulars see Document.

May 14, 1987

Subject to building set back lines as shown on Plat registered as Document Number 3620381. For particulars see Document.

Subject to public utility and drainage easement contained in Plat registered as Document Number 3620381, in favor of Commonwealth Edison Company, Illinois Bell Telephone Company, Northern Illinois Gas Company, the Village of Arlington Heights and Cablenet, Inc., their respective successors and assigns, for serving foregoing premises and other property with electric, communications, gas and cable T.V., etc., as herein reserved and granted. For particulars see Document.

Subject to emergency access easement as shown on Plat registered as Document Number 3620381. For particulars see Document.

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Property of Cook County Clerk's Office

- 3626516 Onsite Utility Maintenance Agreement between The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, and The Village of Arlington Heights, Illinois, wherein parties agree that Trustee will maintain all sanitary sewers, storm sewers, watermains, storm water detention basins and their appurtenances on property described herein, in accordance with the rules and regulations of the Village of Arlington Heights. For particulars see Document.
June 16, 1987
- 3626518 Release of Claims and Liability by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, releasing and holding harmless, now and forever, the Village of Arlington Heights, its successors and assigns, all claims, damages, injuries and demands arising out of the construction and maintenance of retention basin (lake), etc., on property described herein. For particulars see Document. (Affects foregoing premises and other property).
June 16, 1987
- 3626519 Declaration of Easement by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, of a perpetual reciprocal easement over property described in Exhibits A and B, attached hereto, for storm sewer, water main, drainage and storm water retention, etc. For particulars see Document. (Plat of Survey attached). (Affects foregoing premises and other property).
June 16, 1987
- 3626520 Declaration of Condominium Ownership by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, for Arlington on the Ponds (South) Condominium and the rights, easements, restrictions, agreements, reservations and covenants therein contained. For particulars see Document. (Exhibits A, B, C, D, E and F attached).
June 16, 1987
- 3646974 First Amendment to Declaration by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document.
August 27, 1987
- 3661858 Mortgage from The Bank and Trust Company of Arlington Heights, a corporation, as Trustee, Trust Number 3578 to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America, to secure note in the sum of \$1,512,000.00, payable as therein stated. For particulars see Document. (Legal Description Rider attached). (Affects foregoing property and other property).
Oct. 23, 1987

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- 3723673 Trustee's Indenture of Succession in Trust in favor of NBD Trust Company of Illinois, an Illinois corporation, as Successor Trustee under Trust Number 3578-AH. Conveys foregoing property. (Legal Description Rider attached).
July 14, 1988
- 3723674 Trustee's Deed in favor of Charles M. Way, et ux. Conveys foregoing property.
July 14, 1988
- 3768309 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee under Trust Number 3578. Releases Document Number 3661858. (Legal Description Rider attached).
Jan. 20, 1989
- 3841535 Eighth and Final Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document.
Nov. 20, 1989

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