

FEB 16 1984  
N. M.

UNOFFICIAL COPY

# CERTIFICATE OF TITLE

Date Of First Registration

- (1) DECEMBER EIGHTEENTH (18th)-----1916
  - (2) DECEMBER SEVENTH (7th)-----1923
- TRANSFERRED FROM 1180480  
CERTIFICATE NO



STATE OF ILLINOIS }  
COOK COUNTY } S.S.

I Sidney R. Olsen Registrar of Titles in and for said County, in the State aforesaid, do hereby certify that

DANIEL J. TANNER AND KAREN M. TRINCO  
(1st A Bachelor) (2nd A Spinster)  
AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

of the VILLAGE OF FRANKLIN PARK County of COOK and State of ILLINOIS

ARE the owner s of an estate in fee simple, in the following described land situated in the County of Cook and State of Illinois.

## DESCRIPTION OF LAND

That part of LOT ONE HUNDRED THIRTY (130) falling within the Northeast Quarter (1) of the Southwest Quarter (1) of Section 25, Township 42 North, Range 11, East of the Third Principal Meridian----- (130)

In Resubdivision of Lots 1 to 21 inclusive in Forest Manor Unit No. 1, being a Subdivision in the Southwest Quarter (1) and the Southeast Quarter (1) of Section 25, Township 42 North, Range 11, East of the Third Principal Meridian, according to Plat of said resubdivision registered in the Office of the Registrar of Titles of Cook County, Illinois, on June 29, 1962, as Document Number 2041685.

03-25-305-017

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

Witness My hand and Official Seal

this SIXTH (6th) day of JULY A. D. 1983

7-6-83 MS

Sidney R. Olsen  
Registrar of Titles, Cook County, Illinois.

OFF 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

186028-83

General Taxes for the year 1982. 1st Installment Paid. 2nd Installment Not Paid. Subject to General Taxes levied in the year 1983. Subject to reservation and grant of easements to Middle States Telephone Company and Commonwealth Edison Company, their respective successors and assigns, as set forth in Plat registered as Document Number 2041685, for the purpose of serving foregoing premises and other property with telephone and electric service, together with the right to overhang all lots with aerial service wires, the right to enter upon the lots at all times for such purposes and the right to cut down and remove or trim trees, shrubs, etc., interfering with said Public Utility equipment; contains provision that no permanent buildings or trees shall be placed on said easements; and recitation that said easements and rights are reserved and granted to any corporation, utility company or organization serving the Subdivision aforesaid with street lighting facilities, For all particulars see Document. Subject to reservation and grant of easement to Chicago Suburban Utility Co., its successors and assigns, as set forth in Plat registered as Document Number 2041685 for the purpose of serving foregoing premises and other property with sewer and water service, together with right to enter upon the Lots at all times for such purposes and the right to cut down and remove or trim trees, shrubs, etc., interfering with said Public Utility equipment, contains provision that no permanent buildings or trees shall be placed on said easement. For particulars see Document. Subject to provision contained in Plat registered as Document Number 2041685 that all easements shown thereon are subject to use for the disposal of surface drainage and for the installation of storm sewer drains, and to all other recitations appearing on said Plat. Certificate of Forest Manor Land Corporation, as owner, on Plat registered as Document Number 2041685, as to public water supply system and public sanitary sewer system and sewage treatment works, etc. For particulars see Document.

*Handwritten signature*

*Handwritten signature*

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In Duplicate

Declaration by J. M. Brickman Mid-West Corp., an Illinois Corporation, subjecting all Lots in aforesaid subdivision to restrictions and protective covenants to run with the land for 25 years from June 29, 1962 (with provision for automatic extension as provided herein), as to Land use and building type; as to dwelling cost, quality and size; as to building location; as to lot area and width; and as to signs, livestock and poultry, and garbage and refuse disposal; prohibiting noxious or offensive activities, the use as a residence of any temporary structures, and fencing nearer to the front line than the building set back line; creating and reserving easement for installation and maintenance of Public Utilities and drainage Right-Of-Way as set forth herein; and providing for sight distances at intersections (said Provision to run continuously with the Land); contains provision that enforcement shall be by proceedings at Law or in equity against any person violating or attempting to violate any covenant either to restrain violation or to recover damages, but contains no provision for reverter. For all particulars see Document. (Resolution attached).

2041687 In Duplicate

June 8, 1962 June 29, 1962 4:50PM Trust Deed from James J. Christy and Patricia A. Christy to The Northern Trust Company, an Illinois Banking Corporation, as Trustee, to secure their note in the principal sum of \$23,000.00, payable as therein stated. For particulars see Document. (Affects foregoing premises and other property).

*Handwritten signature*

2702445 In Duplicate

June 18, 1973 July 5, 1973 3:52PM Mortgagee's Duplicate Certificate 541823 issued 8-28-73 on Trust Deed 2702445. Trust Deed from Daniel J. Tanner and Karen M. Trinco, to Chicago Title and Trust Company, an Illinois Corporation, as Trustee, to secure note in the sum of \$60,000.00, payable as therein stated. For particulars see Document.

*Handwritten signature*

3316626

July 6, 1983 July 6, 1983 10:41AM

*Handwritten signature*