

495
61-11-225M

TRUSTEE'S DEED COOK COUNTY, ILLINOIS
FILED FOR RECORD

21 879 603

Richard P. Olsen
RECORDER OF DEEDS

Form 195-4 Rev. 4-71

APR 25 1972 2 30 PM This above space for recorders use only

21879603

THIS INDENTURE, made this 17th day of APRIL, 1972, between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, 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 national banking association in pursuance of a certain Trust Agreement, dated the 21st day of DECEMBER, 1964, and known as Trust Number 21073, party of the first part, and RICHARD M. BROWNER and FRANCES M. BROWNER - 200 PARK AVENUE - CALUMET CITY, ILLINOIS, parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 TEN and NO/100ths Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, not in tenancy in common, but in joint tenancy, the following described real estate, situated in COOK County, Illinois, to-wit:

COPY CO. NO. 016 351
STATE OF ILLINOIS REAL ESTATE TRANSFER TAX
APR 18 1972 DEPT. OF REVENUE \$ 0 1 00

LEGAL DESCRIPTION -

COPY CO. NO. 016 350
STATE OF ILLINOIS REAL ESTATE TRANSFER TAX
APR 17 1972 DEPT. OF REVENUE \$ 3 4 00

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever, not in tenancy in common, but in joint tenancy.

5.00
This space for affixing stamp.

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 thereto 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.

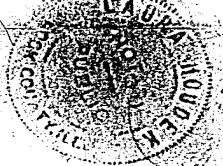
IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first above written.

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



By: *[Signature]* VICE PRESIDENT
Attest: *[Signature]* ASSISTANT SECRETARY

STATE OF ILLINOIS, ss.



I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Vice President and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary 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 National Banking Association for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that the corporate seal of said National Banking Association to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth.

Given under my hand and Notary Seal,

Date 4-17-72

[Signature]
Notary Public

D NAME

Mail to!
Name: Mr & Mrs Richard Browner
Address: Unit 334 300 Park Avenue
City: Calumet City, Illinois 60409

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

GRANTEE
UNIT 334 - 200 PARK AVENUE
CALUMET CITY, ILLINOIS 60409

FORM 104
533

21 879 603

UNOFFICIAL COPY

RIDER TO
DEED
FOR
THE PARK OF RIVER OAKS CONDOMINIUM NO. 1B

Unit 334 as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"): Lot 3 in River Oaks West Unit 1, being a Subdivision of part of the Northwest Quarter of Section 24 and that part of Lot 1 lying North of the Little Calumet River in the Subdivision of the Southwest Quarter of Section 24, all in Township 36 North, Range 14, East of the Third Principal Meridian according to the Plat thereof recorded November 8, 1971 as Document No. 21704184, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust No. 21073, recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 2157542 together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration, including additional Common Elements that may be added by an Amendment to the Declaration, which additional Common Elements shall automatically be deemed to be conveyed effective on the recording of such Amendment as if conveyed hereby.

Grantor also hereby grants to the Grantees, their successors and assigns, as right, and easements appurtenant to the premises hereby conveyed, the rights and easements set forth in the aforementioned Declaration of Condominium Ownership, in the Declarations recorded as Document Nos. 21712318 and 21712320 and as shown on the above described Plat recorded as Document No. 21704184. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declarations, and this conveyance is subject to the said easements and the right of the Grantor to grant said easements in the conveyance and mortgages of said remaining parcels or any of them and the parties hereto for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in said Declarations as covenants running with the land.

This conveyance is also subject to the following: general taxes for 1972 and subsequent years; all rights, easements, restrictions, conditions, covenants and reservations contained in said Declarations, the same as though the provisions thereof were recited and stipulated at length herein; all other easements, covenants, conditions and restrictions and reservations of record, building lines and building and zoning laws and ordinances; and the Condominium Property Act of the State of Illinois.

21 879 603

END OF RECORDED DOCUMENT