

UNOFFICIAL COPY

TRUSTEE'S DEED

The above space for recorder's use only

THIS INDENTURE made this 27th day of July 1973 between
 MIDWEST BANK AND TRUST COMPANY a corporation duly organized and existing as a banking corporation
 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 1st day of May 1973 and as set
 forth in Trust Number 73-05-1952 party of the first part and Robert L. Larsen and Beatrice C.
 Larsen, his wife, not as tenants in common, but in joint tenancy
 of city of Des Plaines parties of the second part.
 WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 0/100ths---
 (\$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, the
 following described real estate, situated in Cook County Illinois, to-wit:

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Unit No. 304 as delineated on survey of the following described parcel of real estate
 (hereinafter referred to as "Parcel"):

THE WEST 127.0 FEET OF THE EAST 316.19 FEET OF THE SOUTH 111.0 FEET OF THE NORTH 320.0 FEET OF
 THAT PART LYING SOUTH OF A LINE DRAWN AT RIGHT ANGLES TO THE MOST EASTERLY LINE, THROUGH A POINT
 ON SAID MOST EASTERLY LINE, 70.69 FEET SOUTHERLY, AS MEASURED ALONG SAID MOST EASTERLY LINE AND
 SAID LINE EXTENDED NORTHERLY, OF THE CENTER LINE OF BALLARD ROAD. ALL BEING OF THE FOLLOWING
 DESCRIBED PROPERTY TAKEN AS A TRACT, TO-WIT: THAT PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST
 QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 41 NORTH,
 RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CENTER LINE OF BALLARD ROAD
 AND WEST OF A LINE DRAWN FROM A POINT ON THE SOUTH LINE OF SECTION 15, 22.50 FEET EAST OF THE
 SOUTHWEST CORNER OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER TO A POINT
 ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER 26.99 FEET EAST OF THE
 NORTHWEST CORNER OF SAID EAST HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID
 SECTION 15 AND SAID LINE EXTENDED NORTH TO THE CENTER LINE OF BALLARD ROAD IN THE NORTHEAST
 QUARTER OF SAID SOUTHWEST QUARTER (EXCEPTING FROM SAID ABOVE DESCRIBED TRACT THE NORTH 33.0
 FEET AS MEASURED AT RIGHT ANGLES TO THE NORTH LINE THEREOF AND EXCEPT THE WEST 33.0 FEET AS
 MEASURED AT RIGHT ANGLES TO THE WEST LINE OF SAID TRACT, AND EXCEPT THE SOUTH 150.0 FEET OF THE
 NORTH 183.0 FEET OF THE EAST 150.0 FEET OF THE WEST 183.0 FEET AS MEASURED AT RIGHT ANGLES TO
 THE NORTH LINE AND THE WEST LINE OF SAID TRACT AND EXCEPTING FROM SAID TRACT THAT PART THEREOF
 FALLING WITHIN THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION
 15, SAID LAST DESCRIBED EXCEPTION TO BE CONSTRUED AS DELETING ALSO FROM SAID TRACT THAT PART
 OF LOT 6 IN GOBTSCHKE'S SUBDIVISION OF PART OF THE SOUTH HALF OF SAID SECTION 15 FALLING WITHIN
 SAID LAST DESCRIBED EXCEPTION AND ALSO EXCEPTING FROM THE ABOVE DESCRIBED TRACT THAT PART
 THEREOF LYING SOUTH OF A LINE DESCRIBED AS BEGINNING AT A POINT ON THE WEST LINE OF SAID TRACT,
 SAID WEST LINE BEING THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 15
 AND SAID POINT OF BEGINNING BEING SOUTH 00° 00' 00" WEST, AS MEASURED ALONG SAID WEST LINE
 613.25 FEET FROM SAID CENTER LINE OF BALLARD ROAD; THENCE NORTH 55° 00' 00" EAST 239.60 FEET;
 THENCE NORTH 73° 00' 00" EAST 130.0 FEET; THENCE SOUTH 66° 00' 00" EAST 225.0 FEET; THENCE
 SOUTH 88° 00' 00" EAST 160.0 FEET TO A POINT ON THE EASTERLY LINE OF SAID TRACT, 53.92 FEET
 SOUTHERLY AS MEASURED ALONG SAID EASTERLY LINE OF SAID CENTER LINE OF BALLARD ROAD; SAID
 EASTERLY LINE OF TRACT BEING AGAIN IDENTIFIED AS BEING AFORESAID LINE DRAWN FROM A POINT
 ON THE SOUTH LINE OF SAID SECTION 15, 22.50 FEET EAST OF THE SOUTHWEST CORNER OF THE EAST HALF
 OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 15 AND EXTENDING THROUGH SAID
 POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SOUTHWEST QUARTER, 26.99 FEET EAST
 OF THE NORTHWEST CORNER OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF
 SECTION 15, TO THE CENTER LINE OF SAID BALLARD ROAD) IN COOK COUNTY, ILLINOIS.

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WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY MIDWEST BANK
 AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 1, 1973 AND KNOWN AS TRUST
 NO. 73-05-1052, RECORDED IN THE OFFICE OF RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NO.
 22-04169. EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED
 AND SET FORTH IN SAID DECLARATION AND SURVEY).

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, THEIR SUCCESSORS AND ASSIGNS, AS AN EASEMENT APPURTENANT
 TO THE PREMISES HEREIN CONVEYED, A PERPETUAL, EXCLUSIVE EASEMENT FOR PARKING PURPOSES IN AND TO
 PARKING AREA NO. 2 AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY.

PARTY OF THE FIRST PART ALSO HEREBY GRANTS TO PARTIES OF THE SECOND PART, THEIR SUCCESSORS AND
 ASSIGNS, AS RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE AFORESAID
 DECLARATION AND IN THE DECLARATION RECORDED AS DOCUMENT 22053833 ON SEPTEMBER 18, 1972 AND PARTY
 OF THE FIRST PART RESERVES TO ITSELF, IT SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET
 FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS, COVENANTS AND
 RESERVATIONS CONTAINED IN SAID DECLARATIONS THE SAME AS THOUGH THE PROVISIONS OF SAID
 DECLARATIONS WERE RECITED AND STIPULATED AT LENGTH HEREIN.

Property of Cook County Clerk's Office

together with the tenements and appurtenances thereto 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

Subject to 1972 Real Estate Taxes and all subsequent years.

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 recited, and of every other power and authority thereto enabling. SUBJECT, HOWEVER, to: the liens of all trust deeds and/or mortgages on 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 or kind of litigation, if any, affecting the said real estate; building liens; building, liquor and other restrictions of record, if any; party wall rights and party wall agreements, if any; Easement and Building Laws and Ordinances; mechanic's lien claims, if any; assessments of record, if any; and claims and claims of parties in possession.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed by its Vice-President and attested by its Assistant Vice-President, the day and year first above written.

THE MIDWEST BANK AND TRUST COMPANY
as Trustee, as aforesaid, and not personally.

By: *[Signature]*
Vice-President
ATTEST: *[Signature]*
Assistant Vice-President

COUNTY OF COOK
STATE OF ILLINOIS

I, Annette S. Anast a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT
Robert Figarelli

Vice-President of THE MIDWEST BANK AND TRUST COMPANY, a banking corporation, and
Vincent R. Allegrini Assistant Vice-President of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Vice-President and Assistant 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 acts, and as the free and voluntary act of said banking corporation as Trustee, for the uses and purposes therein set forth and the said Assistant Vice-President did also then and there acknowledge that he/she, as custodian of the corporate seal of said banking corporation, did affix the said corporate seal of said banking corporation to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 21st day of September 1973
[Signature]
Notary Public

[Signature]
Unit #304- 9356 Landings Lane

For information only insert street address of above described property.

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
36.50



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SIO'NO'NO
COOK

Document Number
22560193

END OF RECORDED DOCUMENT