

UNOFFICIAL COPY

William P. Olson
RECORDS & FEES

TRUSTEE'S DEED
08 32200
63-06-662-

COOK COUNTY, ILLINOIS
FILED FOR RECORD

22 740 253

*22740253

JUN 6 '74 10 06 AM

The above space for recording use only

THIS INDENTURE, made this 1st day of May 1974 between NATIONAL BANK OF AUSTIN, Chicago, Illinois, a national banking association, under the laws of the United States, as Trustee under the provisions of a deed or deeds in trust duly RECORDED and delivered to said Bank in pursuance of a trust agreement dated the 8th day of May, 1972, and known as Trust Number 5160, party of the first part, and Gary L. Nebel and Colleen A. Nebel, his wife, not as tenants in common but as joint tenants, party of the second part. WITNESSETH, that said party of the first part in consideration of the sum of Ten and no/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby convey and quit-claim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

Unit 109-3 in Boardwalk Condominium as delineated on survey of lots or parts thereof in Boardwalk Subdivision of the North 15 acres of the Northwest Quarter of the Northeast Quarter of Section 32, Township 41 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois, according to the plat thereof recorded March 20, 1972 as Document No. 21840416 in Cook County, Illinois, which survey is attached as Exhibit A to Declaration of Condominium Ownership made by National Bank of Austin, as Trustee under Trust No. 5160 recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 22-633-866, together with a percentage of the Common Elements appurtenant to said unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with Declarations as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such (continued on reverse side)

Not in tenancy in common but TO HAVE AND TO HOLD the same unto said party of the second part.

This deed is executed pursuant to and in the exercise of the power and authority conferred upon me by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every first deed or mortgage (if any there be) of record in said county, to secure the payment of money, and remaining undischarged at the date of the delivery hereof.

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 to and its name to be printed in the presence of the undersigned, Notary Public, and the names of the Vice President, Trust Officer and Assistant Vice President of the NATIONAL BANK OF AUSTIN, Chicago, Illinois, to be printed in the presence of the undersigned, Notary Public, and the names of the Vice President, Trust Officer and Assistant Vice President of the NATIONAL BANK OF AUSTIN, Chicago, Illinois, to be printed in the presence of the undersigned, Notary Public, and the names of the Vice President, Trust Officer and Assistant Vice President of the NATIONAL BANK OF AUSTIN, Chicago, Illinois, to be printed in the presence of the undersigned, Notary Public.

By *Stewart P. Milvhill* Vice President and Trust Officer
Attest: *Violet M. Christian* Assistant Vice President

Stewart P. Milvhill Vice President and Trust Officer
Violet M. Christian Assistant Vice President

STATE OF ILLINOIS,)
COUNTY OF Cook) ss.)
I, *Ann C. Calathas*, Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that *Stewart P. Milvhill* and *Violet M. Christian* are Vice President and Assistant Vice President of the NATIONAL BANK OF AUSTIN, Chicago, Illinois, a national banking association, and that they are duly authorized to execute and deliver the foregoing instrument as such Vice President and Assistant Vice President of said bank, and that they are duly authorized to execute and deliver the foregoing instrument as such Vice President and Assistant Vice President of said bank, and that they are duly authorized to execute and deliver the foregoing instrument as such Vice President and Assistant Vice President of said bank, and that they are duly authorized to execute and deliver the foregoing instrument as such Vice President and Assistant Vice President of said bank.

Given under my hand and Notarial Seal this 1st day of May 1974.

Ann C. Calathas
Notary Public.

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INSTRUCTIONS

OR

RECORDER'S OFFICE BOX NUMBER 1408-

2-6661-

FOR INFORMATION ONLY
Grantees
109-3 Boardwalk Condominium
Elk Grove Village, Illinois
This instrument was prepared by:
Ann C. Calathas
National Bank of Austin
5645 West Lake St. Chicago, Ill.

15-11-16-3066620

STATE OF ILLINOIS
RECORDS & FEES

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Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

This deed is given on the conditional limitation that the percentage of ownership of said Grantees in the Common Elements shall be divested pro tanto and vest in the Grantees of the other units in accordance with the terms of said Declaration and any Amended Declarations recorded pursuant thereto, and right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the Common Elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each Amended Declaration pursuant thereto.

Grantor also grants an easement for ingress and egress over and across the North 20 feet of the South 225 feet of the East 397.08 feet of the North 15 acres of the Northwest 1/4 of the Northeast 1/4 of Section 32, Township 41 North, Range 11, East of the Third Principal Meridian in Cook County, Illinois, and also over and across that easement contained in document number 21 917 836.

Grantor also hereby grants to grantee, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration, and Grantor reserves to itself, its 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 Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

22740753

END OF RECORDED DOCUMENT