

# UNOFFICIAL COPY

1703 220

22 996 757

(The Above Space For Recorder's Use Only)

## THE 175 EAST DELAWARE PLACE CONDOMINIUM TRUSTEE'S DEED

LA SALLE NATIONAL BANK, a national banking association, of Chicago, Illinois, 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 15th day of February, 1973 and known as Trust No. 45450, (hereinafter called "Grantor"), in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid does hereby grant, sell and convey unto

**JOYCE C. TOMAN, divorced and not remarried,  
of 8501 West Higgins Road, Chicago, Illinois, 60631**

(hereinafter called "Grantee"), the following described real estate, situated in the City of Chicago, County of Cook and State of Illinois, to wit:

Unit No. **6505** as delineated on survey of the following described parcels of real estate (hereinafter referred to collectively as "Parcel"):

Parts of the land, property and space below, at and above the surface of the earth, located within the boundaries projected vertically upward and downward from the surface of the earth, of a parcel of land comprised of Lot 7 (except the east 16 feet thereof) and all of Lots 18 to 28 inclusive, in Lake Shore Drive Addition 1, Chicago, a subdivision of part of Blocks 14 and 20 in Canal Trustees' Subdivision of the South Fractional Quarter of Fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, also Lots 1 to 4 inclusive, in County Clerk's Division of the West 300 feet of that part of Lots 16, 17, 18 and 19 of Block 14 lying east of the Lincoln Park Boulevard in the Canal Trustees' Subdivision of the South Fractional Quarter of Fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, conveyed by Deed dated July 27, 1973 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on July 30, 1973 as Document No. 22418957, from John Hancock Mutual Life Insurance Company, a Massachusetts corporation, to LaSalle National Bank, a national banking association, not individually, but as Trustee under a Trust Agreement dated February 15, 1973, and known as Trust No. 45450.

which survey (hereinafter called "Survey") is attached as Exhibit "A" to the Declaration of Condominium Ownership, Easements, Restrictions, Covenants and By-Laws for 175 East Delaware Place, Chicago, Illinois (hereinafter called "Declaration"), made by Grantor, and recorded on August 10, 1973, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 2243263; together with an undivided **0.20578** percent interest in the Parcel (excepting from the Parcel all of the property and space comprising all Units as defined and set forth in the Declaration and Survey).

Grantor also hereby grants to Grantee, his successors and assigns, all rights and easements appurtenant to the real estate hereby conveyed, including all rights and easements for the benefit of said real estate set forth in the following:

- (a) The Declaration
- (b) The Survey
- (c) The Deed (hereinafter called "Deed") from John Hancock Mutual Life Insurance Company, a Massachusetts corporation, to Grantor recorded on July 30, 1973, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 22418957.
- (d) The Operating Agreement (hereinafter called "Operating Agreement") between John Hancock Mutual Life Insurance Company and The 175 East Delaware Place Homeowners Association, an Illinois not-for-profit corporation, recorded on August 10, 1973, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 2243264.
- (e) Declaration of Zoning Restrictions recorded on July 30, 1973, in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 22418956.

This conveyance is expressly made subject to the following:

- 1. General real estate taxes for 1975 and subsequent years.
- 2. Zoning and building laws or ordinances.
- 3. The Condominium Property Act of Illinois.
- 4. The terms, provisions, restrictions, easements, covenants and obligations contained in the Declaration, the Operating Agreement, the Deed and the Declaration of Zoning Restrictions.
- 5. The lien of additional taxes which may be assessed for 1975 by reason of the construction of new or additional improvements during that year and extended for collection on the 1976 or subsequent Collector's warrants.

This Trustee's Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the Trust Agreement above mentioned. This Trustee's Deed is made subject to the lien of every trust deed or mortgage (if any there be) of record and priority affecting the said real estate or any part thereof given to secure the payment of money and real estate taxes prior to the date of the delivery hereof.



ATTEST:

By: Assistant Secretary

*[Signature]*

LA SALLE NATIONAL BANK,  
as Trustee as aforesaid

By: Assistant Vice-President

BOX 533

500

CITY OF CHICAGO  
RECORDERS OFFICE  
10500  
10500

AFFIX RIDERS OR REVENUE STAMPS  
RECORDERS OFFICE

DOCUMENT NUMBER  
22-996 757

Property of [Watermark]  
44402  
DAN UE 6251383

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State of Illinois )  
County of Cook ) ss.

The foregoing instrument was acknowledged before me this 5th day of February  
by **G. B. MAXWELL** Assistant Vice-President of LaSalle National Bank  
banking association, on behalf of the Bank, as Trustee as aforesaid.



Oona E. Jackson  
Notary Public

MY COMMISSION EXPIRES JUNE 5, 1977

MARIE TC } Robert A. Cedeno  
                  } 179 W Washington St  
                  } Chgo, Ill 60602  
                  } 533  
OR RECORDER'S OFFICE BOX NO. 533

ADDRESS OF PROPERTY:  
Apartment \_\_\_\_\_  
175 East Delaware Place, Chicago, Illinois 60611

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES  
ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:

\_\_\_\_\_  
(Name)  
\_\_\_\_\_  
(Address)

This document prepared by: Kelvyn H. Lawrence and  
Robert E. Riley  
Wilson & McIlvaine  
130 S. LaSalle St.  
Chicago, Ill. 60603  
Phone AN 3-1212

COOK COUNTY CLERK'S OFFICE  
FILED FOR RECORD

Wilson & McIlvaine  
PREPARED BY DEEDS

FEB 13 '75 2 10 PM

\*22996757

Property of Cook County Clerk's Office

COOK COUNTY CLERK'S OFFICE  
DEPARTMENT OF RECORDS & DEEDS