

UNOFFICIAL COPY

TRUSTEE'S DEED

23 416 895

1976 MAR 15 PM 1 43

NR-15-75 155986 • 23416895 • A --- Rec

1013

Form 18 Trust-Recorder Co.

Joint Tenancy

The above space for recording use only

THIS INDENTURE, made this 24th day of December, 1975, between UNION NATIONAL BANK OF CHICAGO, 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 19th day of September, 1972, and known as Trust Number 1927, party of the first part, and William T. Sullivan and Mary L. Sullivan of 11131 South Cottonwood Drive, Palos Hills, Illinois not as tenants in common, but as joint tenants, parties of the second part,

WITNESSETH, that said party of the first part, in consideration of the sum of 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 as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to-wit:

PARCEL I
Unit Number 10 C, together with a perpetual and exclusive use of parking space and storage area designated as 10-C 93, as delineated on a Survey of a parcel of real property located in Section 27, Township 37 North, Range 12, East of the Third Principal Meridian, as more fully described and shown on the Plat attached as Exhibit "A" to the Declaration establishing a plan of Condominium Ownership recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 22,647,270 on March 7, 1974, as amended by Document Number 22,735,943, recorded on June 3, 1974, in the Office of the Recorder of Deeds of Cook County, Illinois, as amended by Document Number 22,897,894, recorded on November 4, 1974, and as amended by Document Number 23,003,640, recorded on February 21, 1975, and as amended by Document Number 23,169,040 recorded on July 30, 1975 and as amended by Document Number 23,335,404 recorded on December 24, 1975, in the Office of the Recorder of Deeds of Cook County, Illinois, together with an undivided .3818 % in said parcel (excepting from said parcel all property and space comprising all the Units thereon as defined and set forth in said Declaration and Survey).

This Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration as if they were recited and stipulated at length herein, and the Deed is conveyed on the conditional limitation that the percentages 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 the 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 recorded pursuant thereto.

This Deed is further conveyed on the express covenant and restriction that no resident owner of a unit within the development may own and offer for rent more than three Units contained in the building in which he resides, and that no non-resident owner of a Unit may rent any Unit other than the one which he owns. Any lease for a Unit valid under the above criteria shall remain valid for its term if the condition of tenancy of the owner shall involuntarily change during such term. A "Unit" shall mean a single residence intended for the use of one family. A violation of said covenant or restriction shall not cause a reverter. The covenant or restriction herein contained shall, however, run with the land and shall be enforceable by the corporate authorities of the City of Palos Hills.

75095 unit 7
1/8/11 all

23 416 895

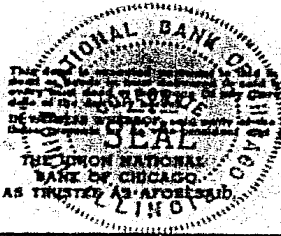
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SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

Together with the tenements and appurtenances thereto adjoining,
TO HAVE AND TO HOLD the same unto said parties of the second part forever, not in tenancy in common, but in joint tenancy.

Subject to conditions, restrictions, and covenants of record, if any.

10⁰⁰ MAIL



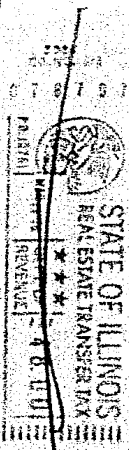
This deed is executed pursuant to the exercise of the power and authority granted to me in said trustee by the terms of said trust agreement, and in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of the mortgage of said bank of record in said county given to secure the payment of money, and remaining mentioned in the deed of the said bank.

By Wendell A. Wegner VICE-PRESIDENT
Attest [Signature] ASST. TRUST OFFICER

STATE OF ILLINOIS)
COUNTY OF COOK)
I, Audrey Tancos
a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that
Wendell A. Wegner Secretary Vice President of the Union National Bank of Chicago, and Wm. A. J. Schwartz Assistant Trust Officer of said Bank, who are personally known to me to be the persons whose names are subscribed to the foregoing instrument as such Vice President, and Trust Officer, 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 Bank, as Trustee as aforesaid, for the uses and purposes therein set forth, and the said Trust Officer there and there acknowledges that he executed the Corporate Seal of said Bank to be affixed to said instrument as his own free and voluntary act and as the free and voluntary act of said Bank, as Trustee as aforesaid, for uses and purposes therein set forth.
Given under my hand and material Seal this 24th day of December, 1975
Audrey Tancos
Notary Public

NAME Worth Bank + Trust
STREET 6525 W 111th Street
CITY Worth Illinois 60482
OR
DESTRUCTIONS
32742

FOR INFORMATION ONLY
INHERIT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
11131 South Cottonwood Drive
Palos Hills, Illinois
This instrument was prepared by
J. A. BOGANN
UNION NATIONAL BANK OF CHICAGO
11108 S. MICHIGAN AVE.
CHICAGO, ILLINOIS 60605



23416895

10⁰⁰ MAIL

END OF RECORDED DOCUMENT