

23 501 119

1703226

(The Above Space For Recorder's Use Only)

180 EAST PEARSON STREET 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 3rd day of September, 1975 and known as Trust No. 49422 (herein 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

Norman R. Wechter and Harriet B. Wechter, his wife, as joint tenants and not as tenants in common 505 N. Lake Shore Drive Chicago, Illinois

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. 3803 as delineated on survey of the following described real estate (herein called "Condominium Property") in Chicago, Cook County, Illinois:

Lots 4 through 18, both inclusive and including Lots 7A, 7B, 7C, 7D, 7E, 7F, 11A and 11B, in Marban Resubdivision, being a subdivision of a part of Block 20 in Canal Trustee's Subdivision of the South Fractional 1/4 of Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, according to the plat of said Marban Resubdivision recorded December 30, 1975 with the Cook County Recorder of Deeds as Document No. 23339677,

which survey (herein called "Survey") is attached as Exhibit "A" to the Declaration of Condominium Ownership, Easements, Restrictions, Covenants and By-Laws for 180 East Pearson Street Condominium, Chicago, Illinois (herein called "Declaration"), recorded in the office of the Cook County Recorder of Deeds, on March 29, 1976, as Document No. 23432350, as amended; together with an undivided percent interest in the Condominium Property (excepting from the Condominium Property 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 (herein called the "Deed") from LaSalle National Bank, a national banking association, not individually, but as Trustee under the Trust Agreement dated June 10, 1970 and known as Trust No. 40940, to Kelyvn H. Lawrence, a bachelor, recorded March 29, 1976 with the Cook County Recorder of Deeds as Document No. 23432348;
(d) The Quitclaim Deed (herein called "Quitclaim Deed") from Kelyvn H. Lawrence, a bachelor, to LaSalle National Bank, a national banking association, not individually, but as Trustee under the Trust Agreement dated September 3, 1975 and known as Trust No. 49422, recorded March 29, 1976 with the Cook County Recorder of Deeds as Document No. 23432349;
(e) The Operating Agreement (herein called "Operating Agreement") between LaSalle National Bank, not individually, but as Trustee under the Trust Agreement dated June 10, 1970 and known as Trust No. 40940, and 180 East Pearson Street Homeowner's Association, an Illinois not-for-profit corporation recorded March 29, 1976 in the Office of the Cook County Recorder of Deeds as Document No. 23432351;

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 Quitclaim Deed;
5. The lien of additional taxes which may be assessed for 1974 by reason of the construction of new or additional improvements during that year and extended for collection on the 1975 or subsequent Collector's warrants;
6. Declaration of Zoning Restrictions recorded March 29, 1976 with the Cook County Recorder of Deeds as Document No. 23432347.

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 in said county affecting the said real estate or any part thereof given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice-President and attested by its Assistant Secretary, this 13th day of April, 1976.

LA SALLE NATIONAL BANK as Trustee as aforesaid

By: [Signature] Assistant Vice-President

ATTEST: [Signature] Assistant Secretary

10.00

gala - 180 E Pearson St

STATE OF ILLINOIS DEPT OF REVENUE 03005

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX 70.00

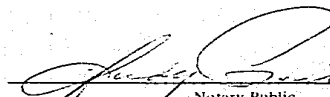
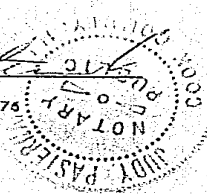
23 501 119 DOCUMENT NUMBER

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UNOFFICIAL COPY

STATE OF ILLINOIS)
COUNTY OF COOK) ss.

The foregoing instrument was acknowledged before me this 17th day of April, 1976
by James A. Clark Assistant Vice-President of LaSalle National Bank, a national
banking association, on behalf of the Bank, as Trustee as aforesaid.


Notary Public
My Commission Expires on August 29, 1976


ADDRESS OF PROPERTY:

Apartment 3803
180 East Pearson Street
Chicago, Illinois 60611

MAIL TO Norman Wechter
(Name)

2541 So. Washtenaw
(Address)

Chicago, Ill 60608
(City, State and Zip)

THE ABOVE ADDRESS IS FOR STATISTICAL
PURPOSES ONLY AND IS NOT A PART OF THIS
DEED.

SEND SUBSEQUENT TAX BILLS TO:

OR RECORDER'S OFFICE 533
BOX NO

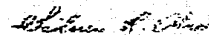
(Name)

(Address)

This document prepared by:
Kelvyn H. Lawrence
Wilson and McIlvaine
135 South LaSalle Street
Chicago, Ill. 60603
Phone: AN 3-1212

COOK COUNTY, ILL. 606
FILED FOR RECORD

MAY 27 2 12 PM '76


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END OF RECORDED DOCUMENT