

UNOFFICIAL COPY

JAC:es
THIS INDENTURE, Made this 13th day of May A. D. 1976 between

LA SALLE NATIONAL BANK, a national banking association, 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 28th day of August 1975 and known as Trust Number 49409, party of the first part, and JOHN W. SARASH, party of the second part.

(Address of Grantees): 925 Spring Hill Drive Apt. 308 Northbrook, Illinois, 60062

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WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100-----Dollars, (\$ 10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

EXHIBIT A

23 514 572

Unit 20 in Pleasant Grove Condominium Number 1, as delineated on survey of the following described parcel of real estate (hereinafter referred to as "parcel"):

Part of parts of the following described tract of land: Lots A and B in White Island Unit 7, Section 34, Division 3, Township 42 North, Range 14 East of the 3rd Meridian, and also the 2 acres conveyed to Frederick Walter by Warranty Deed recorded December 4, 1849 as Document Number 2123, being the 10 rods of the north 15 rods of the west 1/2 of the north east 1/4 of said Section 34, and also the 1 acre conveyed to the church by Warranty Deed recorded April 30, 1851 as Document 29581, which survey is attached as Exhibit B to the Declaration of Condominium made by Chicago Title and Trust Company as Trustee under Trust No. 40920 recorded as Document 2104914, as amended from time to time; together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration, as amended from time to time, such percentage shall automatically change in accordance with Amended Declarations as same are filed of record pursuant to said Declaration; and together with additional Common Elements as such Amended Declarations are filed, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to have conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

This deed is given on the conditional limitation that percentages of ownership of said Grantee in the Common Elements shall be divided pro rata and vest in the Grantee of the other units in accordance with the terms of said Declaration and any Amended Declarations recorded pursuant thereto, and right of reversion 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 sharing 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.

Party of the first part also hereby grants to parties of the second part, 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 the Declaration of Covenants, Conditions and Restrictions made by the party of the first part and recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document 22443042 and party of the first part 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, restriction, conditions, covenants and restrictions contained in said Declaration the same as though they were recorded and stipulated at the time of recording of this Deed.

64-33-241

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together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part as aforesaid and to the proper use, benefit and behoof of said party of the second part forever.

SUBJECT TO: SEE EXHIBIT "A"

STATE OF ILLINOIS
REAL ESTATE TRUST DEPARTMENT
DEPT OF REVENUE
40.00

This 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 Deed is made subject to the lien of every Trust Deed or Mortgage (if any) there set of record in said county affecting the said real estate or any part thereof given to secure the payment of money and remaining unchanged at the date of the delivery hereof.

IN WITNESS WHEREOF said party of the first part 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, the day and year first above written.



LaSalle National Bank

as Trustee aforesaid.

[Signature] By *[Signature]*
Assistant Secretary Assistant Vice President

This instrument was prepared by
James A. Clark
La Salle National Bank
Real Estate Trust Department
135 S. La Salle Street
Chicago, Illinois 60690

CG 514 012

BOX 533

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STATE OF ILLINOIS
COUNTY OF COOK

I, Eileen Steffek

a Notary Public in and for said County,

in the State aforesaid, DO HEREBY CERTIFY that James A. Clark

Assistant Vice President of LA SALLE NATIONAL BANK, and H. Kegel

Assistant Secretary thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth, and said Assistant Secretary did also then and there acknowledge that he as custodian of the corporate seal of said Bank did affix said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.



under my hand and Notarial Seal this 2nd day of June A. D. 19 76.

Eileen Steffek
NOTARY PUBLIC

My commission expires 1/13/80.

Mail to
John W. Saarsch
390 Prospect
Evanston, Ill. 60126

COOK COUNTY CLERK'S OFFICE
FILED FOR RECORD

JUN 3 2 55 PM '76

Richard R. Clark
RECORDED

*23514572

Box No.

TRUSTEE'S DEED

Address of Property

LaSalle National Bank
TRUSTEE
TO

LaSalle National Bank
135 South La Salle Street
CHICAGO, ILLINOIS 60690

8028 & CP (6-74)

END OF RECORDED DOCUMENT