

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS
FILED FOR RECORD

RECORDER OF DEEDS

*23643044

64-83-131
TRUSTEE'S DEED

SEP 20 1976 3 05 PM

23 643 044

Form 2591

Joint Tenancy

The above space for recorders use only

THIS INDENTURE, made this 1st day of June, 1976, between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said national banking association in pursuance of a certain Trust Agreement, dated the 28th day of February, 1972, and known as Trust Number 76535 party of the first part, and MALCOM I. SHUB and FRANCES J. SHUB as joint tenants 9069 Grace Street, Niles, Illinois, parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of -----\$10.00----- Ten Dollars and no/100----- Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, not in tenancy in common, but in joint tenancy, the following described real estate, situated in Cook County, Illinois, to-wit:

SEE RIDER ATTACHED HERETO AND MADE A PART OF:

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever, not in tenancy in common, but in joint tenancy.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereto existing. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed and hereon caused its name to be signed to these presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, as aforesaid, and not personally.



By: _____ VICE PRESIDENT

Attest: _____ ASSISTANT SECRETARY

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

This instrument prepared by Peter Johansen, American National Bank and Trust Company, 27 North La Salle Street, Chicago 60602

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National Banking Association, is a corporation duly organized and existing under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said national banking association in pursuance of a certain Trust Agreement, dated the 28th day of February, 1972, and known as Trust Number 76535 party of the first part, and MALCOM I. SHUB and FRANCES J. SHUB as joint tenants 9069 Grace Street, Niles, Illinois, parties of the second part.

Given under my hand and Notary Seal.

Date 7/17/76

Notary Public

COOK COUNTY, ILLINOIS
2 2 1 7 6 1
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEPARATE RECORDED
70.00
Document Number
23 643 044

Name: Mr. David Davidson

Address: 110 S. Dearborn, Suite 1020

City: Chicago, Ill. 60603

260 WINDMILL LN. UNIT 7-4

MT. PROSPECT, ILL. 60056

FORM 104
533

RECORDER'S OFFICE BOX NUMBER

UNOFFICIAL COPY

Malcolm I. and Frances J. Shub 260 Wimbolton Mt. Prospect, Ill.
Unit T-⁴ in Colony Country Condominium Homes No. 2 as delineated on survey of a part of Lot 2 in Old Orchard Country Club Subdivision, being a Subdivision of part of the Northwest 1/4 of Section 27 and part of the East 1/2 of the Northeast 1/4 of Section 28, both in Township 42 North, Range 11 East of the Third Principal Meridian in Cook County, Illinois according to the Plat thereof recorded May 9, 1972 as Document No. 21895678 in Cook County, Illinois, which survey is attached as Exhibit A to Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust No. 76535 recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 33526099, 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 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 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 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 of Condominium and in the Declaration of Easements, Covenants and Restrictions filed in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 22507684, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declarations 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 Declarations the same as though the provisions of said Declarations were recited and stipulated at length herein.

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END OF RECORDED DOCUMENT