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23 752 147

TRUSTEE'S DEED

The above space for recorders use only

THIS INDENTURE, made this 17th day of November, 1976, between BEVERLY BANK, a banking corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 15th day of October, 1971, and known as Trust No. 8-2764 party of the first part, and PAUL C. RICKMAN and LAVERNE RICKMAN, his wife 5840 W. 104th Street, Oak Lawn, Illinois parties of the second part.

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

11.00

SEE ATTACHED RIDER

Unit No. 114 as delineated on survey of the following described tract of real estate (hereinafter referred to as "Parcel"): Lots 14, 15, 16, 17, 30, 31, 32, and 33 in Frank DeLuca's Austin Gardens subdivision of the North West 1/4 of the North East 1/4 of Section 17, Township 37 North, Range 13, East of the Third Principal Meridian, together with that part of the West 1/2 of Menard Avenue lying East of and adjoining aforesaid lots 14 to 17 which was vacated by ordinance recorded June 9, 1970 as document 21179042, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium made by Beverly Bank, a corporation of Illinois, as Trustee under Trust Agreement dated October 19, 1971 and known as Trust Number 8-2764, recorded as Document 22275878, together with an undivided .015 percentage interest in said Parcel (except from said Parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and survey) all in Cook County, Illinois.

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 thereunto enabling, SUBJECT HOWEVER to: building lines; building, liquor, and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; zoning and building laws and ordinances; easements of record, if any; rights of adjoining owners to the uninterrupted flow of the waters of Stony Creek which passes through the North East corner of the property; general real estate taxes for the year 1976 and subsequent years; limitations and conditions imposed by the Condominium Property Act, terms, provisions, covenants, conditions, and options contained in, and rights and easements established by the Declaration of condominium ownership of record, and acts done or suffered by or judgments against grantees.

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Recorder's Office

45-04-406-A

Property

Together with the tenements and appurtenances thereto belonging TO HAVE AND TO HOLD the same unto said parties of the second part, no joint tenancy in common, but in joint tenancy and to the proper use, benefit and behoof forever of said party of the second part.

This deed is executed by the party of the first part, as Trustees, as aforesaid, pursuant to and in the exercise of the power and authority granted in and vested in it by the terms of said Deed or Deeds in Trust, and the provisions of said Trust Agreement above recited, of every other power and authority thereunto enabling. SUBJECT HOWEVER, to the liens of all trust mortgages upon said real estate, if any, of record in said county; all unpaid taxes, liens and special assessments, and claims of any kind, pending litigation if any, affecting the said real estate; building liens; and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; and all other laws and Ordinances; mechanic's lien claims, if any; easements of record if any; and all other restrictions of record, if any.

IN WITNESS WHEREOF, the first part has caused its corporate seal to be hereto affixed, and has caused its name to be subscribed and attested by its Trust Officer and attested by its Assistant Trust Officer, the day and year first above written.

BEVERLY BANK, as Trustees as aforesaid
By C. B. Retlin VICE PRESIDENT
Trust Officer
Attest Dorothy M. Fleischmann ASST TRUST OFFICER

STATE OF ILLINOIS } ss. I, the undersigned
COUNTY OF COOK } A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY
THAT C. B. Retlin Trust Officer
Dorothy M. Fleischmann Assistant Trust Officer of said Bank, personally known to me to be the same persons

whose names are subscribed to the foregoing instrument as such Vice-President and Assistant 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, for the uses and purposes therein set forth; and the said Assistant Trust Officer did also then and there acknowledge that said Assistant Trust Officer, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Assistant Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.
Given under my hand and Notarial Seal this 17th day of Nov. 1976
Ralph B. Raphael
Notary Public



COOK
0. NO. 016
4-1-0-9
STATE OF ILLINOIS
REAL ESTATE TAX
DEPT. OF REVENUE
4200

110-11-213-014

DE
L NAME
I V STREET
E R CITY
Y

Box 134

5840 W. 104th Street

Oak Lawn, Illinois Unit No. 114

23752147

This deed was prepared by Dorothy M. Fleischmann at Beverly Bank
1357 West 103rd Street, Chicago, Illinois

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COOK COUNTY ILLINOIS
FILED FOR RECORD
DEC 17 76 3 22 PM

William H. Olson
RECORDER OF DEEDS
#23752147

END OF RECORDED DOCUMENT

Box 134

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