

UNOFFICIAL COPY

85301 TRUSTEE'S DEED
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23 759 779

Individual

The above space for recording use only

THIS INDENTURE, made this Twenty- day of November, 1976, between AMALGAMATED TRUST & SAVINGS BANK, a corporation duly organized and existing under the laws of the State of Illinois, 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 Illinois banking corporation in pursuance of a certain Trust Agreement, dated the eighteenth day of August, 1976, and known as Trust Number 3068, party of the first part, and Jacquelyn S. Durham, divorced and not since remarried, of 1000 North Lake Shore Drive, Chicago, Illinois, party of the second part

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100 (\$10.00) Dollars, 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:

Unit No. 1502 (hereinafter "Unit") as delineated on Survey of that part of Lot A described as follows:

Commencing at a point on the East line of said Lot, 90.60 feet North of the South East corner thereof; thence West perpendicularly to said East line, 114.58 feet to the point of intersection with a line which is 22.50 feet East of and parallel with the West line of the South portion of said Lot A; thence North along said parallel line and said line extended, 24.605 feet; thence West along a line drawn perpendicularly to the East line of said Lot, 55.52 feet more or less to a point on the West line of the North portion of said Lot; thence North along said West line of the North West corner of said Lot; thence East along the North line of said Lot to the North East corner thereof; thence South along the East line of said Lot to the point of beginning; said Lot A being a consolidation of Lots 1 and 2 in Block 2 in Potter Palmer's Lake Shore Drive Addition to Chicago in the North 1/2 of Block 7 and of part of Lot 21 in Collins' Subdivision of the South 1/2 of Block 7 in Canal Trustees' Subdivision of the South fractional 1/4 of Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which Survey is attached as Exhibit "A" to Declaration of Condominium made by Amalgamated Trust and Savings Bank, as Trustee, under Trust Agreement dated August 18, 1976, and known as Trust No. 3068, recorded in the Office of the Recorder of Cook County, Illinois, as Document No. 23675016, together with an undivided 609 ² interest in the property described in said Declaration of Condominium aforesaid (excepting the units as defined and set forth in the Declaration and Survey), together with the tenements and appurtenances thereunto belonging,

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

- General real estate taxes for 1976 and subsequent years;
- Building line agreement recorded November 12, 1985 as Document No. 668777;
- Declaration of Easements, recorded February 5, 1964, as Document No. 19040387;
- Reciprocal Easement and Operating Agreement, recorded October 15, 1976, as Document No. 23675014;
- Easements, covenants and restrictions and building lines of record as set forth in the 1010 Lake Shore Association Declaration of Condominium Ownership recorded on October 15, 1976 as Document No. 23675016;
- Applicable zoning and building laws or ordinances;
- Acts done or suffered by party of the second part;
- Condominium Property Act of Illinois;
- Unrecorded lease, dated January 4, 1967, to Mayfair-Lenox Hotels, Inc., assigned to Nantucket, Inc., for the restaurant space for a term expiring August 31, 1982, with an option to extend for a ten year period;
- Unrecorded lease, dated April 12, 1976 to Musher Laundry Co. for the laundry room for a term expiring March 31, 1986, with an option to extend for a five year period;
- 1010 Lake Shore Association Declaration of Condominium Ownership; and
- Existing Lease to the Unit, if any.

D NAME Atty, Max H Weinberg
 IN STRALE Suite 1400
 I 111 W. Monroe St.
 Y CITY Chicago, ILL. 60603
 OR
 E DISPOSITIONS 971

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Unit 1502
1010 North Lake Shore Drive
Chicago, Illinois 60611

This space reserved for recording use only

23 759 779

UNOFFICIAL COPY

1976 DEC 27 PM 3 30

DEC 27 76 305545 25729779 A

10.00

This deed is executed by the party of the first part, as Trustee, as hereinafter provided, and in the presence of the parties and authority...

By _____ Assistant Vice President
Attest W. Blumenthal Assistant Secretary

STATE OF ILLINOIS
COUNTY OF COOK

NOTARY PUBLIC
LINDA L. LUCIARDO
COOK COUNTY ILL.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named Assistant Vice President and Assistant Secretary of the AMERICAN TRUST & SAVINGS BANK, an Illinois Banking Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instruments as such Assistant Vice President and Assistant Secretary, respectively, appeared before me, this day in person and acknowledged that they signed and collected the said instrument as their own free and voluntary acts, and as the free and voluntary act of said Banking Corporation, as Trustee, for the use and purposes therein set forth and the said Assistant Secretary and also they and they acknowledge that he, as Custodian of the corporate seal of said Banking Corporation did affix the said corporate seal of said Banking Corporation to said instrument as his own free and voluntary act, and as the free and voluntary act of said Banking Corporation, as Trustee, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 21st day of December 1976

Frank E. Lombardo
Notary Public

My commission expires Dec. 20, 1979

CITY OF CHICAGO
SEAL
50.00

This deed was prepared by:
Joseph Moss, Esq.
Lake Shore-Ink Properties, Ltd.
1000 N. Lake Shore Plaza
Chicago, Illinois 60611

STATE OF ILLINOIS
SEAL
1.50

STATE OF ILLINOIS
SEAL
47.50

10¢
Box 971

23759779 Office

END OF RECORDED DOCUMENT