

UNOFFICIAL COPY

TRUSTEE'S DEED

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FEB-9-77 324335 • 23816177 - A - Rec
Made this 27th day of

11.19

This Indenture

December A. D. 1976, between FIRST NATIONAL BANK AND TRUST COMPANY OF EVANSTON, a national banking association having its principal office in the City of Evanston, Illinois, and duly authorized to accept and execute Trusts in the State of Illinois, as Trustee under the provisions of a deed, or deeds in trust, duly recorded and delivered to the said bank in pursuance

of the trust agreement dated the 31st day of October A. D. 1955, and known as Trust No. R-77, party of the first part, and

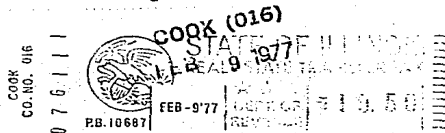
MINNIE JACKSON, a Widow and Not Since Remarried, 1415-B Brown Avenue of the City of Evanston, County of Cook and State of Illinois

party of the second part,

WITNESSETH: That the 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 convey and quitclaim unto the said party of the second part, the following described real estate situated in the County of Cook and State of Illinois, to-wit:

SEE RIDER WITH LEGAL DESCRIPTION ATTACHED HERETO

PREPARED BY:
FIRST NATIONAL BANK AND TRUST COMPANY
OF EVANSTON
800 Davis Street
Evanston, Ill. 60204



TOGETHER with the tenements and appurtenances thereunto belonging, and such title, if any, as party of the first part, not individually but as Trustee as aforesaid, may hereafter acquire.

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

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 party in pursuance of the trust agreements above mentioned.

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 Vice-President and attested by its Trust Officer the day and year first above written.

Trust Officer, FIRST NATIONAL BANK AND TRUST COMPANY OF EVANSTON

As Trustee aforesaid

By Vice-President

ATTEST: *[Signature]*
Trust Officer

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STATE OF ILLINOIS }
County of Cook } ss.

I, Kathleen O'Brien a Notary Public, in
and for the said County, in the State aforesaid, Do Hereby Certify,
that THOMAS A. BARR

Vice-President of FIRST NATIONAL BANK AND TRUST COM-

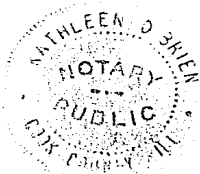
PANY OF EVANSTON, and NANCY L. PONTONI, Trust Officer
Assistant Secretary of said Bank, personally known to me to be
the same persons whose names are subscribed to the foregoing
instruments as such Vice-President and Assistant Secretary,
respectively, appeared before me this day in person and acknowl-
edged 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 Secretary did also then and there acknowledge that
he, as custodian of the corporate seal of said Bank, did affix the
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.

Given under my hand and notarial seal this 29th day of

December A. D. 1976.

Kathleen O'Brien
Notary Public.

My Commission Expires 6/20/77



23816177

Trustee's Deed

TO



First National Bank and Trust Company
of Evanston

FORM T-18

Mail to: Kenneth Russ
1710 Chestnut Ave
Wilmette, IL 60091

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PARCEL 1:

That part of lots 15, 16 and 17 and the North half of vacated alley lying South of and adjoining Lot 17 in Block 6 in Charles E. Browne's Addition to Evanston a subdivision of the North half and the North 71.50 feet of the South half of the South East quarter of the South west quarter of Section 13, Township 41 North, Range 13 East of the Third Principal Meridian taken as a single tract described as follows:

Commencing at a point on the West line of said single tract which is 60 feet South of the North West corner thereof thence East on a line parallel with the North line of said single tract a distance of 51.36 feet, thence South parallel with the west line of said tract a distance 79.75 feet to the center line of vacated alley being the South line of said single tract, thence West on the center line of said vacated alley a distance of 51.36 feet to the West line of said single tract being the East line of Brown Avenue thence North on the East line of Brown Avenue 79.75 feet to the place of beginning.

ALSO

PARCEL 2

A parcel of land being the Southerly 9 feet of the East 25 feet of said lots 15, 16 and 17 and North half of vacated alley lying South of and adjoining Lot 17 taken as a single tract

PARCEL 3:

Easements appurtenant to and for the benefit of Parcel 1 aforesaid and set forth on plat of survey recorded May 13, 1960 as Document No. 17854627 and those easements contained in a Declaration of Easement from FIRST NATIONAL BANK AND TRUST COMPANY OF EVANSTON as Trustee under Trust Agreement dated October 31, 1955 and known as Trust Number R-777 to Dated August 30, 1974 and recorded September 23, 1974 as Document No. 22854888 for ingress and egress, all in Cook County, Illinois

Subject to Declaration of Easements and covenants by grantor dated the 30th day of August, 1974 and recorded in the Office of the Recorder of Deeds, Cook County Illinois as Document No. 22854888, which is incorporated herein by reference thereto. Grantor grants to the grantees, their heirs and assigns, as easements appurtenant to the premises hereby conveyed the easements created by said Declaration for the benefits of the owners of the parcels of realty herein described. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declaration, the easements thereby created for the benefit of said remaining parcels described in said Declaration and this conveyance is subject to the said easements and the right of Grantor to grant said easements in the conveyances and mortgages of said remaining parcels or any of them, and the parties hereto, for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in said document set forth as covenants running with the land.

SUBJECT TO:

Unpaid Real Estate taxes; Building lines and Covenants and Restrictions of record; Conditions shown on plat of survey recorded May 13, 1960 and recorded as Document #17854627.

END OF RECORDED DOCUMENT