

UNOFFICIAL COPY

TRUSTEE'S DEED
This instrument prepared by
K.H. Cooke
1250 Shermer Road
Northbrook, Illinois

Shirley K. Wilson
23 064 127
APR 29 9 87 113 • 23064127 • A — Rec 5.00

The above space for recorder's use only

THIS INDENTURE, made this 15th day of April, 1975, between **NORTHBROOK TRUST & SAVINGS BANK**, a corporation duly organized and existing as a banking corporation 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 bank in pursuance of a certain Trust Agreement, dated the 20th day of September, 1975, and known as Trust Number LT-789, party of the first part, and Eleanor E. Ivans, divorced and not since remarried, 1500 N. Higgins Rd. Park Ridge Ill parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto said parties of the second part, the following described real estate, situated in Cook County Illinois, to-wit:

Lot 11 in Virginia Lake Subdivision Unit No. 3, being a Subdivision of part of the Southwest quarter and part of the Southeast quarter of Section 12, Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois.

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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, and to the proper use, benefit and behoof, forever, of said party of the second part

SUBJECT TO: General taxes for the year 1974 and subsequent years; building lines and building restrictions of record; zoning and building ordinances.

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 enabling, SUBJECT, HOWSOEVER, to the liens of all trust deeds and of mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; party walls; wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession.

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



NORTHBROOK TRUST & SAVINGS BANK

as Trustee, as aforesaid, and not personally.

By *Kenneth H. Cooke*
Vice President

ATTEST: *Genevieve Beneventi*
Assistant Cashier

COUNTY OF COOK } ss.
STATE OF ILLINOIS }

I, CHRIS T. CUNICO a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT Kenneth H. Cooke, Assistant

Vice-President of **NORTHBROOK TRUST & SAVINGS BANK**, a banking corporation, and Genevieve Beneventi, Assistant Cashier of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Vice-President and Assistant Cashier, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their 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 Cashier did also then and there acknowledge that he also, as Assistant of the corporate seal of said banking corporation, did sign the said corporate seal of said banking corporation in said instrument as his free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the use and purposes therein set forth.



By hand and Notarial Seal this 15th day of April, 1975.
Chris T. Cunico
Notary Public

I hereby declare that this deed represents a transaction exempt under provisions of Paragraph E, Section 4 of the Real Estate Transfer Tax Act, 4-29-75. Cary Theelman

23064127

For information only insert street address of above described property.

Box 309

END OF RECORDED DOCUMENT