

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

JUL 10 '75 12 31 PM

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TRUSTEE'S DEED

Esc # 453109 K. O'Herrigan

14-21-310

THIS INDENTURE made this 3rd day of April, 1975 between MICHIGAN AVENUE NATIONAL BANK OF CHICAGO, a National Banking Association, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated the 1st day of June, 1973, and known as Trust Number 2371, Grantor, and

THOMAS W. HOWELL, a bachelor, Grantee.

WITNESSETH that Grantor, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee, ~~not as Tenants in Common but as Joint Tenants~~, the following described real estate, situated in Cook County, Illinois, together with the tenements and appurtenances thereunto belonging:

Unit No. 12B as delineated on the Survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

The South 100 feet of Lots 36, 37, 38 and 39 and the South 100 feet of that part of Lot 40 lying West of the West line of Sheridan Road in Block 3 in Lake Shore Subdivision of Lots 24, 25 and 26 in Pine Grove, in Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

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which survey is attached as Exhibit "A" to Declaration of Condominium Ownership and By-laws, Easements, Restrictions and Covenants for 3300 Lake Shore Drive Condominium made by Michigan Avenue National Bank of Chicago, a National Banking Association, as Trustee under Trust Agreement dated June 1, 1973, and known as Trust No. 2371, recorded in the office of the Recorder of Deeds of Cook County, Illinois on February 19, 1974 as Document No. 22632555; together with an undivided 1.05 % interest in the Parcel (excepting from the Parcel all the property and space comprising all of the Units thereof as defined and set forth in said Declaration and Survey).

Grantor also hereby grants to Grantee, his, her or their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said real estate set forth in the aforementioned Declaration, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining real estate described therein.

This Trustee's Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

To Have and to Hold the same unto Grantee, SUBJECT, HOWEVER,

- (a) Real Estate Taxes for 1974 and subsequent years;
- (b) Condominium Property Act of the State of Illinois, as amended from time to time;

ES&S Document  
Prepared By  
Herbert R. Kessel  
150 N. Wacker Drive

COOK COUNTY, ILLINOIS  
REC'D  
ESTATE TRANSACTION TAX  
\$45.00

COOK COUNTY, ILLINOIS  
REC'D  
STATE OF ILLINOIS  
RECORDS & CLERK

23 145 064

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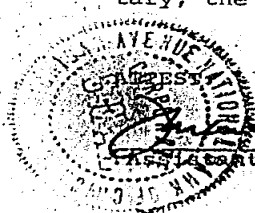
# UNOFFICIAL COPY

- (c) The Declaration of Condominium Ownership described above, and By-laws and Plats of Survey contained therein;
- (d) Applicable zoning and building laws and ordinances;
- (e) Easements, building, building line and use or occupancy restrictions, covenants and conditions of record; and
- (f) Acts done or suffered by or judgments against Grantee or anyone claiming under Grantee.

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 trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, Grantor 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 assistant secretary, the day and year first above written.

MICHIGAN AVENUE NATIONAL BANK, as  
Trusted as aforesaid



Terrence A. Morens  
Assistant Secretary

By Gregory A. Jennings  
Asst. Vice President

STATE OF ILLINOIS )  
                          ) SS.  
COUNTY OF COOK   )

I, Cheryl Lynn Eyles, Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, that Gregory A. Jennings, Asst. Vice-President of the MICHIGAN AVENUE NATIONAL BANK, and Terrence A. Morens, Assistant Secretary of said Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Asst. Vice-President and Assistant Secretary 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 Corporation, 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 Corporation, did affix the said corporate seal of said Corporation to said instrument as his own free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth.



Given under my hand and Notarial Seal this 3rd day of           , 19 75.

Cheryl Lynn Eyles  
Notary Public

Delivery Instructions  
NAME: Mr. Howard D. Helgeson  
STREET: 33 N. LaSalle  
CITY: Chicago, Illinois  
Recorder's Office Box Number 6002

Address of Grantee:  
3300 Lake Shore Drive  
Chicago, Illinois

BOX 533

END OF RECORDED DOCUMENT

23 145 064