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23 213 513

TRUSTEE'S DEED

Prepared By:

This Instrument Was Prepared By Lawrence C. Roskin, 179 W. Washington St. Chicago, Illinois 60602

THIS INDENTURE, made this THIS INDENTURE, made this 22nd day of August 1.75, between WHEELING TRUST AND SAVINGS BANK, an ITII-0.0 Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and deliving to said Bank in pursuance of a trust agreement dated the 13thday of May 1974, and known as Trust No. 74-208, party of the first part, and Jerof e Cohen and Frances Cohen, his wife, not as terminal in common, but as joint tenants, parties of the second pirt. 22nd day of of the second part.

(Address of Grantee(s): 782 Buckingham Tourt, Hoffman Estates, Illinois 60172

WITNESSETH, that sai. party of the first part, in consideration of the sum. of TEN------(\$10.00) DOLLARS, and other good and valuable considerations in hand a paid, does hereby grant, sal and convey unto said parties of the second part the following described real estate, situated in Cook County, Illinois, to-wit:

Unit 159 in PARTRIDGE HILL PLASE 1 & 2
being a subdivision of part of the West 33 acres
of the East 63 acres of the Nort'. 1/2 of the Southwest 1/4 of Section 16, Township P North Range 10,
East of the Third Principal Merid on on Cook County,
Illinois according to the plat ther of recorded
November 12, 1974 , as Document No. 2290522

together with the tenements and appurtenances thereunto colonging. \mathcal{Z}

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

SUBJECT TO: PARTRIDGE HILL TOWNHOME AND RECREATIONAL DECLARATION dated the 29th day of July , 1975 and recorded in the Office of the Recorder of Deeds, Cook County, Illinois as Document No. 23-176-225 , (and any amendments thereto) which is incorporated herein by reference hereto. Party of the first part grants to said party of the second part, their heirs and assigns, as easements, appurtenant to the realty hereby conveyed the easements created by said Declaration for the benefit of the owners of the parcels of realty therein described. Party of the first part reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declaration, the easements hereby created for the benefit of said remaining parcels described in said Declaration and this conveyance is subject to said easements and the right of the party of the first part to grant said easements in the conveyances and mortgages of said remaining parcels, or any of them, and the parties hereby for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in

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said Declaration set forth as covenants running with the land; general real estate taxes for the year 197 4 and subsequent years; applicable zoning, use and building laws or ordinances; easements, covenants and restrictions and building lines of record; easements for the public utilities, including sewer and water, as shown on the Plat of Subdivision.

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.

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 Assistant Secretary, the day and year first above written.

WHEELING TRUST AND SAVINGS PARK AS

Trustee, as aforesaid

BY:

Vice-President Trust Officer

Ass't Cashier Ass't Trust Offi

STATE O. T.L.INOIS)
COUNTY OF COOK)

I,
A Notary P.D'll in and for said County, in the state aforesaid,
DO HEREBY CERTIFI, Robert F. Moore, Tr. Officer/Vice-President of
WHEELING TRUST AND SAVINGS BANK and Phyllis Lindstrom
Assistant Secretary of said Bank, personally known to me to be
the same persons whose names are subscribed to the foregoing
instrument as such Trust Officer Vice-President and Assistant
Secretary respectively, appeared before me this day in person
and acknowledged that any 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, as
custodian of the corporate ser' of said Bank did affix the
said corporate seal of said Bank to said instrument as said
Assistant Secretary's own free and voluntary act, and as the
free and voluntary act of said Bank, for the uses and reprosess
therein set forth.

Given under my hand and Notarial S al this 28th day

August , 19 75 .

Lose Main : R. 19 75

DELIVER TO:

NAME ANTHONY J. MURRAY, JR.

STREET TO S. LASALLE

CITY CHICACO THINGS

Or: Recorder's Office Box No.

SEP 8 12 45 PH '75

For information only insert street address of above Jescribed property here

account in order

*23213513.

END OF RECORDED DOCUMEN

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