## UNOFFICIAL COPY

	Andreas de la companya de la company
TRUSTEE'S DEED  JOINT TENANCKOV 4 3 19 PH 75  23 28 1 640  ** 23 2	Olsen 61040
THIS INDENTURE, made this 17th day of October , 19 75, between CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 23rd day of April , 19 73, and known as Trust Number 62054, party of the first part, and WILLIAM D. WILBON and ELIZABETH WILBON, 4 McGarity Road, Park Fores', 11inois 60466	7111-
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	3 3 3 1 2 3 3 1 3 3 3 3 1 3 3 3 3 1 3 3 3 3 1 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3
Together with the tenements and appurtenances thereunto belonging. TO HAVE AND TO HOLD the same unto said parties of the second part forever, not in conancy in common, but in joint tenancy.	This space for things riders and revenue at the transfer of th
This doed is executed pursuant to and in the exercise of the power and authority granted to and vested in said. Such that the said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is cade a bject to the lien of every trust deed or madege (if any there be) of record in said county given to secure the purposent of money, and recording to the delivery hereof.  IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused as name to be signed to these presents by its Assistant Vice-President and attested by its Assistant Secretary, the day and year first above well as name to be signed to CHICAGO TITLE AND TRUST COMPANY As Trustee as aforesaid,  By  Assistant Vice-President  Attest  Assistant Secretary	Ē
STATE OF ILLINOIS, SS.  COUNTY OF COOK  I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Assistant Vice President and Assistant Secretary of the CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to a the foreign instrument as such Assistant 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 present of said Company for the uses and purposes the free and voluntary act of said Company for the uses and purposes and a said Assistant Secretary then and there acknowledged that said Assistant Secretary. The present of said Company for the uses and purposes therein set forth.  Given under my hand and Notarial Seal  GIVEN under my hand and Notarial Seal  GIVEN Understanding the corporate seal of said Company for the uses and purposes therein set forth.  Given under my hand and Notarial Seal  GIVEN Understanding the corporate seal of said Company for the uses and purposes therein set forth.  Date	23 281 640
Notary Public  NAME   Home Federal Saving and Loan   For Information Only Insert Street   Inse	L

INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE William D. and Elizabeth Wilbon McGarity Road This instrument was prepared by: Park Forest, 111. 60466 SEND SUBSEQUENT TAX BILLS TO: (NAME)

Chicago, Ill. INSTRUCTIONS RECORDER'S OFFICE BOX NUMBER

OR

Chicago, Illinois 60604

307 N. Michigan Ave.

| Sheldon Baskin

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STREET

CITY

## **UNOFFICIAL COPY**

EXHIBIT A CHICAGO TITLE AND TRUST COMPANY as Trustee Trust No. 6.454

TWIN ARBOR and not

ASSI. SECRETARY

as delineated on the Condominium Area Plat of Survey recorded the Office of the Recorder of Deeds of Cook County, Illinois, as Documer: No. 22316815, of Block 4 (excepting therefrom Outlot B); Block 5 (excepting therefrom Outlot C); Block 6; Block 1 (excepting there rom the North 472 feet); that part of Block 2 lying Beginning at a point on South of I line described as follows: the East line of Lester Street a distance of 110 feet North of the intersection of the North Line of McGarity Street and said East line; thence East 125 feet on a line normal to said East line of Lester Street; thence North 82° East 270.0 feet; thence North 59°20'04" Fast 138 feet to a point in the West line of North 59°20'04" Fast 138 feet to a point in the West line of McGarity Hemlock Street 70.02 feet North of the North line of McGarity Street as measured along the line of McGarity Street as measured along said West line, all in the Subdivision of Area H a Subdivision of part of the Southcast Quarter and part of the Northeast Quarter of Section 36, Township 35 North, Range East of the Third ?rincipal Meridian, all in Cook County, Illinois, which Condominium Area Plat of Survey is recorded simultaneously with the Declaration of Condominium Ownership and of Easements, Restrictions and Dovenants for Twin Arbor in Park Forest, recorded in the Office of the Recorder of Deeds of Cook 22316814; together with the County, Illinois, as Document No. percentage of the common elemen is appurtenant to said unit as set forth in said Declaration, as alended from time to time.

party of the first part also hereby grants to party of the second part, its successors and assigns, as rights and easements appurtenant to the above-descrired real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration, and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

23 281 640

This Deed is subject to all rights, "tase onts, 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; and is further subject to party wall and driveway rights and agreements; building line and use or occupancy conditions, restrictions and covenants of record and easements, including those established by one or more of the Plats of Subdivision recorded as Documents Nos. 13551796. 18951798 and 18962819; easements and agreements recorded as Documents ments Nos. 18517269, 14380516, 14552823, 17116696, 17116706, 17116695, 18387553, 19138405 and 19974674, and recorded public utility casements which do not underlie the existing improvements; general taxes for the current year and subsequent years, including permanently recurring special assessments and taxes not due at the date hereof, and general taxes for the prior year; rights of the public, the State of Illinois and the Village of Park Forest in and to that part of the land taken or used for road purposes; acts done or suffered by, and judgments against, party of the second part or any person or persons claiming by, through or under him; title defects disclosed by Title Papers for which a title insurance company shall issue owner's title insurance at party of the first part's expense; and zoning and other local ordinances, and state and federal regulations, if any, which do not prohibit the use of the premises for residential purposes.

END OF RECORDED DOCUMENT