

TRUSTEE'S DEED

23 333 625

450.89

This Indenture, made this 10th day of December, 1975

between CENTRAL NATIONAL BANK IN CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, 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 national banking association in pursuance of a certain Trust Agreement, dated the 29th day of September, 1972, and known as Trust Number 19232, party of the first part, Grantor, and ROBERT C. ROGERS and CAROL ROGERS, his wife, as Chicago, Illinois Joint Tenants and Not Tenants-In-Common, party of the second part, Grantee.

WITH ESSETH, that said party of the first part, in consideration of the sum of Ten and no/100 Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

Unit 125 as delineated on the Plat of Survey of the following described real estate: Lots 76, 77 and 80 and the South 10/12ths feet of Lot 81 (taken as a tract) in Burton's Subdivision of the North Part of Lot 14 in Bronson's Addition to Chicago, in Section 4, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois, which Plat of Survey is attached as Exhibit A to the Declaration of Condominium made by Central National Bank in Chicago, a corporation, as Trustee under Trust Agreement dated September 29, 1972 and known as Trust No. 19232, recorded in the Office of Recorder of Deeds of Cook County, Illinois, as Document No. 23313265; together with its undivided percentage interest in the common elements set forth in said Declaration.

Grantor also hereby grants to grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration made by Central National Bank as Trustee recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 23313265, and the Grantor 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. This 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. This deed is conveyed on the conditional limitation that the percentage ownership of the said grantee in the common elements may be divested Pro Tanto and Vest in the grantee of Unit 26-N to the extent and in the manner set forth in Article 4.03(c) of the Declaration and any amended Declarations recorded pursuant thereto, and the right of right of revocation is also hereby reserved to the Grantor herein, its successors and assigns to accomplish this result. Acceptance of this conveyance by the Grantee shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the common elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each Amended Declaration recorded pursuant thereto. Together with the tenements and appurtenances hereto TO HAVE AND TO HOLD unto said Grantee, and to the proper use, benefit and behoof, forever, said Grantee.

This deed is executed by the party of the first part, Grantor, 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 Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling, SUBJECT HOWEVER, to: Taxes for the year 1975 and subsequent years; Declaration of Condominium and Plat of Survey recorded as Document No. 23313265 and the Illinois Condominium Property Act; Private and Public utility easements; Covenants, restrictions and building lines of record; Zoning and building laws and ordinances; Mortgages or Acts done or suffered by or judgments against the Grantee; Party wall rights and agreements; encroachment of north wall of building located south of the premises onto the premises six inches, more or less, as disclosed by instrument dated October 9, 1886 and recorded November 30, 1886 as Document No. 777522; lien of additional taxes which may be assessed for 1974-75 by reason of new or additional improvements during year and extended for collection in the 1974 or 1975 agent collector's warrant.

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

CENTRAL NATIONAL BANK IN CHICAGO, as Trustee, do hereby certify that the above is a true and correct copy of the original as the same appears from the records of said bank.

By Andrew J. Cook

RETURN TO BOX 634

23 333 625

23 333 625

1975

UNOFFICIAL COPY

1975 DEC 25 AM 11:03

LD-23-72 116629 • 23333625 • A --- Rec

5.00

COUNTY OF COOK }
STATE OF ILLINOIS }

ss.

JOY SHIRES

I, _____
a Notary Public in and for said County, in the State aforesaid, DO HEREBY
CERTIFY, that _____
H. DALE HARTMAN
Vice-President of CENTRAL NATIONAL BANK IN CHICAGO,

a national banking association, and _____
Assistant Cashier of said national banking association, 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 own free and voluntary acts, and as the free and voluntary act of said
national banking association, as Trustee, for the uses and purposes therein set
forth; and the said Assistant Cashier did also then and there acknowledge that
he, as custodian of the corporate seal of said national banking association, did
affix the said corporate seal of said national banking association to said instrument
as his own free and voluntary act, and as the free and voluntary act of said
national banking association, as Trustee, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this _____ day
of _____, 1975

Joy Shires
Notary Public.
DECEMBER 11, 1977

My commission expires _____

THIS INSTRUMENT WAS PREPARED BY: Charles M. Steinberg, Esq.
180 N. La Salle St., Suite 1101; Chicago, Illinois 60601

ADDRESS OF GRANTEE: 1530 Dearborn Parkway, Chicago, Illinois 60610

PERMANENT TAX INDEX NUMBER: To be assigned; presently a part of
17-01-208-016; -017; -018; Volume 498

STATE OF ILLINOIS
REVENUE
1172.00

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
100.00

DEED

CENTRAL NATIONAL BANK
IN CHICAGO

As Trustee under Trust Agreement

TO

500

Central National Bank in Chicago
120 SOUTH LASALLE STREET
CHICAGO, ILLINOIS
60603

Form 507-028 (rev. 5/70)

23333625

END OF RECORDED DOCUMENT