

TRUSTEE'S DEED

(JOINT TENANTS)

6-20-24/K

24429352

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(The Above Space For Recorder's Use Only)

66-20-24/K

GRANTOR, First State Bank & Trust Company of Park Ridge, an Illinois Banking Corporation, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a certain deed or deeds in trust duly recorded and delivered to said Illinois Banking Corporation in pursuance of a certain Trust Agreement, dated the 5th day of February, 1976 and known as Trust Number 196, for and in consideration of the sum of Ten and no/100-- Dollars (\$ 10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto Eileen Walsh, a spinster, in the city of Chicago, Cook County, Illinois, State of Illinois, 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 thereto belonging, to wit:

CITY OF CHICAGO
 REAL ESTATE TRANSACTION
 RECEIVED MAR 28 1977
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This Rider attached to and made part of Trustee's Deed dated 3/30/77 Parcel 1:

That part of the West 113.81 feet of the East 222.81 feet (as measured along the center line of Higgins Avenue and the North 19 feet (as measured at right angles to the North line) of the West 172.60 feet of the East 395.41 feet (as measured along the center line of Higgins Avenue) also being the Southerly line of Lot 2 in Assessor's Subdivision of Lot 2 in Assessor's Subdivision of the South 1/2 of Section 1, Township 40 North, Range 12, East of the Third Principal Meridian, (Except the North 15 acres of said Lot 2 and Except the North 358.0 feet of that part of Lot 2 lying South of the North 15 acres thereof) referred to as a Tract, described as follows:

Commencing at the intersection of the West line of said tract with the Northerly line of West Higgins Avenue; thence North on the West line of said Tract 110.06 feet to the place of beginning; thence continuing North on the West line of said Tract, 30.71 feet; thence East 40.67 feet; thence South 33.29 feet; thence West 15.17 feet; thence North 2.58 feet; thence West 25.50 feet to the place of beginning.

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Parcel 2: Easements as set forth in the Declaration of Easements and Exhibit '1' thereto attached dated April 26, 1965 and recorded April 27, 1965 as Document No. 19446774 and supplemental declaration of easement and Exhibit '1' thereto attached dated October 13, 1965 and recorded October 13, 1965 as Document No. 19615431 made by 4956 North Mason Building Corporation, a Corporation of Illinois, and confirmed by Jerry-Dick Building Corporation, a Corporation of Illinois, in Declaration dated November 29, 1965 and recorded December 1, 1965 as Document No. 19673089 and created by the Deed from 4956 North Mason Building Corporation to Celia Giersch, dated September 22, 1966 and recorded October 4, 1966 as Document No. 19959425 and re-recorded August 8, 1967 as Document No. 20222149

For the benefit of Parcels 1 to 10 aforesaid for ingress and egress, all in Cook County, Illinois.

SUBJECT TO: General taxes for 1977 and subsequent years, public utility easements, building lines and use & occupancy restrictions of record, party wall rights.

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FORM

UNOFFICIAL COPY

Property of Cook County

CITY OF CHICAGO
SEAL ESTATE TRANSACTION
APR 3 1978
\$4000

(SEE RIDER ATTACHED HERETO)

12-01-311

TO HAVE AND TO HOLD the afordescribed property forever as joint tenants.

This deed is executed by the Trustee, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of a deed or deeds in trust duly recorded and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling, subject, however, to the liens of all trust deeds and/or 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, party wall rights and party wall agreements, if any; zoning and building laws and ordinances; mechanics' lien claims, if any; easements of record, if any; and rights and claims of parties in possession.

IN WITNESS WHEREOF, the Grantor has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its ~~(Assistant)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) and attested by its ~~(Secretary)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) (Trust Officer) this 30th day of March, 1978.

First State Bank & Trust Company of Park Ridge
as Trustee, as aforesaid, and not personally.

By Carole J. Bartman
its ~~(Assistant)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer)

ATTEST: By: Dorothy A. Gallert
~~(Secretary)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer)

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named ~~(Assistant)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) and ~~(Secretary)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) of First State Bank & Trust Company of Park Ridge, an Illinois banking corporation, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ~~(Assistant)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) and ~~(Secretary)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) 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 Illinois banking corporation for the uses and purposes therein set forth; and the said ~~(Secretary)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) then and there acknowledged that said ~~(Assistant)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer), as custodian of the corporate seal of said Illinois banking corporation, caused the corporate seal of said Illinois banking corporation to be affixed to said instrument as the free and voluntary act of said ~~(Assistant)~~ (Assistant) ~~(Vice-President)~~ (Trust Officer) and as the free and voluntary act of said Illinois banking corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of March, 1978.

Dorothy A. Gallert
Notary Public

My Commission Expires: January 23, 1982

MAIL TO: _____
(Name)

(Address)

(City, State and Zip)

DOCUMENT PREPARED BY:
Carole J. Bartman, Vice President
607 Devon Avenue, Park Ridge, IL
SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

OR RECORDER'S OFFICE BOX NO. 23

ADDRESS OF PROPERTY:
7762 W. Higgins, Unit E
Chicago, IL

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

FORM SBF 215 (Rev. 3/76)

AFFIX "RIDERS" OR REVENUE STAMPS HERE
388
MAY 13 1978
REVENUE DEPARTMENT
CHICAGO, ILLINOIS

DOCUMENT NUMBER
24429352

UNOFFICIAL COPY

RECORDED BY DEEDS

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RECORDED BY DEEDS

16-11-2011

TRUSTEE'S DEED

(JOINT TENANTS)

Book 23

**First State Bank & Trust Company
of Park Ridge**

As Trustee under Trust Agreement

To

23807-A

FORM SBF 215 (REV. 3/76)

END OF RECORDED DOCUMENT

Property of Cook County Clerk's Office