

UNOFFICIAL COPY

TRUSTEE'S DEED

24 468 895

11<sup>00</sup>

Form 15-12

Joint Tenancy

The above space for recorders use only

THIS INSTRUMENT, made this 8TH day of MAY, 1978, between EXCHANGE NATIONAL BANK OF CHICAGO, a national banking association, as Trustee under the provision of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement, dated the 5TH day of FEBRUARY, 1963, and known as Trust Number 15476, party of the first part, and

DONALD BALLINGER AND SYLVIA BALLINGER, his wife, party of the second part.

Address of Grantee(s) 2036 North Wells Street, Chicago, Illinois

This instrument was prepared by the Trust Department, Exchange National Bank of Chicago, LaSalle & Adams Streets, Chicago, Ill. 60690, HAROLD Z. NOVAK, SENIOR VICE PRESIDENT

WITNESSETH, 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 convey and quitclaim unto said parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in COOK County, Illinois, to-wit:

SEE LEGAL DESCRIPTION CONVEYING UNIT 801 ATTACHED AS A RIDER HERETO

Unit No. 801 as delineated on Survey of the following described real estate:

That part of Lots 15, 16, 17, 2, 30 and 31 and the public alleys vacated by ordinance recorded August 13, 1947 as document 14122453 (taken as one tract) all in Block 2 in George K. Spoor's Subdivision of Block 4 of Conarroe's Resubdivision of that part of Argyle lying South of the center line of Argyle Street in the South East fractional quarter of Section 8, Township 4 North, Range 14, East of the Third Principal Meridian, which lies East of the East line of the alley dedicated by plat recorded August 13, 1947 as document 14122452 and South of a line described as follows: Commencing at a point on the East line of said alley dedicated by the plat recorded August 13, 1947 as document 14122452, 155.33 feet North of the South line of the above described tract (said South line being the North line of Ainslie Street) thence East on a line parallel to and 155.33 feet North of the South line of said tract, a distance of 255.51 feet to its intersection with the Easterly line of said tract (said Easterly line being the Easterly line of Marine Drive) (excepting therefrom that part thereof dedicated by plat recorded October 24, 1947 as document 14176412.

which survey is attached as Exhibit A to a Declaration of Condominium made by the EXCHANGE NATIONAL BANK OF CHICAGO, as Trustee under Trust Agreement dated February 5, 1963, and known as Trust 15476, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 24129255 together with an undivided 1.46 percent interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey); together with Amendment recorded December 13, 1977, as Document No. 24234295.

The party of the first part also hereby grants to said parties of the second part, their 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 aforesaid Declaration, and the 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.

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

65-98-170 4/8/line  
Est# 483552

CITY OF CHICAGO  
REAL ESTATE TRANSACTION  
24 468 895

UNOFFICIAL COPY

Property of Cook County Clerk

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 tenancy in common, but in joint tenancy.

SUBJECT TO: Taxes for 1977, 2nd inst., and subsequent years. Declaration of Condominium Ownership of Record. Covenants, Easements and Restrictions of Record - Limitations imposed by the Condominium Property Act of Illinois

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 thereon as at the date of the delivery hereof.

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 Assistant Vice President—Trust Officer and attested by its Assistant Cashier—Trust Officer, the day and year first above written.

EXCHANGE NATIONAL BANK OF CHICAGO, As Trustee as aforesaid,  
Assistant Vice President—Trust Officer  
Assistant Cashier—Trust Officer

STATE OF ILLINOIS ss.  
COUNTY OF COOK

I, APHRODITE PAPAJOHNN, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT  
Assistant RICHARD A. BLOCK  
Vice President—Trust Officer of EXCHANGE NATIONAL BANK OF CHICAGO, and  
J. L. KHILE  
Assistant Cashier—Trust Officer of said Bank, personally known to me, to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President—Trust Officer and Assistant Cashier—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 Bank, for the uses and purposes therein set forth; and the said Assistant Cashier—Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 26 TH day of MAY, 1978  
Aphrodite Papajohn  
Notary Public

COOK  
CO. NO. 0-6  
59063  
STATE OF ILLINOIS  
REAL ESTATE AND LAND RECORDS  
DEPT OF REVENUE  
400  
4.00  
Document Number  
24 468 895

DELIVERY  
NAME D. L. Ballinger  
STREET 4636 No. Wells  
CITY Chicago, Ill. 60614  
OR  
INSTRUCTIONS  
RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE  
4900 N. Marine Drive  
unit 801  
Chicago, Illinois  
BOX 533



UNOFFICIAL COPY

*Richard R. Olson*  
RECORDER OF DEEDS

\*24468895

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

MAY 31 '78 13 52 AM

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT