

UNOFFICIAL COPY

TRUSTEE'S DEED COOK COUNTY, ILLINOIS FILED FOR RECORD

RECORDED FOR DEEDS

JUL 11 78 2 50 PM

24 529 296 24529296

Form TD 100-L

(The above space for recorders use only)

PATRICIA A. PROVENZANO 66-26-1046

THIS INDENTURE, made this 27th day of April, 1978, between BANK OF RAVENSWOOD, an Illinois Banking Corporation as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said bank in pursuance of a trust agreement dated the 21st day of December, 1976, and known as Trust Number 2412, party of the first part, and Daniel L. Franks and Ronda J. Franks, his wife grantees address: 1891 Willow View Drive, Northfield, Ill.

WITNESSETH, that said party of the first part, in consideration of the sum of ten and no/100 (\$10.00) dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, as tenants in common but as joint tenants with right of the following described real estate, situated in Cook County, Illinois, to-wit: survivorship

3 attached legal

10.00

Together with the tenements and appurtenances thereunto belonging. TO HAVE AND TO HOLD the same unto said parties of the second part forever.

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) which is in said county given to secure the payment of money, and remaining unreleased 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 Vice-President and attested by its Trust Officer, the day and year first above written.

BANK OF RAVENSWOOD As Trustee as Aforesaid

By: [Signature] VICE-PRESIDENT Attest: Rita Welter Asst. Land Trust Officer



STATE OF ILLINOIS COUNTY OF COOK

I, the undersigned, A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT



Vice-President of the BANK OF RAVENSWOOD, and Rita Welter Asst. Land

Trust Officer of said Bank, personally known to me to be the same persons who are subscribed to the foregoing instrument as such Vice President and Asst. Land Trust Officer respectively, appeared before me this day in person and acknowledged that they are and delivered the 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 Vice-President 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 11th day of May, 1978

[Signature] Notary Public

ADDRESS OF PROPERTY:

1891 Willow View Dr.

Northfield, Illinois

THE ABOVE ADDRESS IS FOR INFORMATION ONLY AND IS NOT A PART OF THIS DEED. THIS DOCUMENT WAS PREPARED AND DRAFTED BY:

Rita Welter

BANK OF RAVENSWOOD 1825 WEST LAWRENCE AVENUE CHICAGO, ILLINOIS 60640

MAIL TO:

NAME Daniel L. Franks ADDRESS 1891 Willow View Dr. CITY AND STATE Northbrook, Ill. 60063

OR

RECORDER'S OFFICE BOX NO. BOX 533

Revenue stamps and riders affixed here.

COOK CO. NO. 016 6 6 0 0 0

RE 11232

JUL 11 1978 DEPT. OF REVENUE

Document Number

STATE OF ILLINOIS REAL ESTATE TRUST OFFICE 24 529 296

UNOFFICIAL COPY

Unit No. 1891, as delineated on the survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

That part of Lot 1 in Willow Subdivision, being a Subdivision in the NE 1/4 of Section 24, T 42 N, R 12 E of the Third Principal Meridian, described as follows: commencing at the NW Corner of the S 1/2 of the SE 1/4 of the NE 1/4 of said section; thence N 90°-00'00" E along the N. line of the S 1/2 of the SE 1/4 of the NE 1/4 of said section a distance of 219.20 feet; thence S 38°-53'-30" E a distance of 154.24 feet to the point of beginning; thence N 90°-00'-00" E a distance of 252.00 feet; thence S 19°-37'-01" W a distance of 100.85 feet; thence S 90°-00'-00" W a distance of 45.15 feet; thence S 88°-06'-54" W a distance of 95.16 feet; thence N 38°-26'-04" W a distance of 125.28 feet to the point of beginning, all in Cook County, Illinois;

which said survey is attached as Exhibit "A" to a certain Declaration of Condominium Ownership made by the Bank of Ravenswood, as Trustee under a certain Trust Agreement dated December 21, 1976, and known as Trust No. 2412, and recorded in the Office of the Recorder of Deeds of Cook County, as Document No. 24443892;

together with an undivided 14.286 % interest in said Parcel (excepting from said Parcel all property and space comprising all the Units thereon as defined and set forth in said Declaration of Condominium Ownership and survey).

Grantor furthermore expressly grants to the Grantees, 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 aforementioned Declaration, and the rights and easements set forth in other Declarations of Condominium Ownership executed by the Bank of Ravenswood, as Trustee under Trust No. 2412, whether heretofore or hereafter recorded, affecting other premises owned by said Trustee in said Lot 1 in Willow Subdivision, and the easement for ingress and egress for the benefit of the above-described property as created and set forth in a certain Declaration of Easement heretofore recorded in the Office of the Cook County Recorder of Deeds as Document No. 2444389.

This conveyance is made subject to all easements of record and all rights, benefits, easements, restrictions, conditions, reservations and covenants contained in said Declaration; and the Grantor does hereby expressly reserve the right to grant other and/or additional easements for utility purposes and for ingress and egress over, under, along and upon any portion of the common elements contained within the above-described Parcel for the benefit of said Lot 1 in Willow Subdivision or any part thereof.

WILLOW GREEN CONDOMINIUM
Building No. 4
1881-1893 Willow View Drive
Northfield, Illinois

24 529 296

ND OF RECORDED DOCUMENT