

Part # 12-88-002-600

This Indenture, Made this 24 658 679 2nd day of August, 19 78

between FORD CITY BANK AND TRUST CO., 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 26th day of January, 19 73, and known as Trust Number 351, party of the first part, and GLENN ERJAVAC, divorced and not since remarried and KATHLEEN KEENAN, a spinster, 7314 Blackstone, of the county of Cook in the state of Illinois, party of the second part,

Example under provisions of Paragraph 6, Section 4, Real Estate Transfer Tax
Date
Buyer, Seller or Representative

WITNESSETH, That said party of the first part, in consideration of the sum of TEN and NO. 100/100'S (\$10.00) 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, to-wit: Unit Number 29 of Phase III of a Condominium Ownership of a parcel of unsubdivided land in the Northeast 1/4 of Section 27, Township 38 North, Range 12, East of the Third Principal Meridian, together with a portion of Lot 10 in Robert H. Bartlett's Green Fields, a Subdivision of the West 1/2 of the Northwest 1/4 of Section 26 and part of the East 1/2 of the Northeast fractional 1/4 of Section 27, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, as more fully described and shown on the plat attached as Exhibit "A" to the Declaration establishing a plan of condominium ownership recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document Number 22646343 on March 6, 1974, and First amended declaration recorded March 7, 1975 as document 23014921, and Second amended Declaration recorded August 25, 1975 as document 23198511, together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration, as amended from time to time, which percentages shall automatically change in accordance with amended declarations as same are filed of record pursuant to said declaration, and together with additional common elements as such amended declarations are filed of record in the percentages set forth in such amended declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such amended declaration as though conveyed hereto.

together with the tenements and appurtenances, therunto belonging.

24658679

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

Subject to general taxes for the year 1977 and subsequent years, public utility easements of record, covenants, conditions and restrictions of record and as contained in document 15213265, Declaration Establishing a Plan of Condominium Ownership recorded as document 22646343 and all amendments hereto and subject to Addendum attached hereto and incorporated herein as Exhibit "A".

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other good and valuable considerations in hand paid, does hereby grant, sell and convey unto party of the second part. (not as tenants in common, but as joint tenants,) the following described real estate, to wit:

(SEE ATTACHED)



29.00

THIS INSTRUMENT WAS PREPARED BY
EDWARD C. SWEIGARD
760 S. Cicero
Chicago, IL

together with the tenements and appurtenances, thereunto belonging.

TO HAVE AND TO HOLD the above granted premises unto the said grantees forever, not in tenancy in common, but in joint tenancy.

12.00

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

TRUSTEE BANK AND TRUST CO.
SEAL
Assistant Vice President and Trust Officer
Assistant Vice President and Trust Officer

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State of Illinois }
COUNTY OF COOK }

278 200 AS

I, Stella B. Kruder
A NOTARY PUBLIC in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that:

June R. Ritchie
Assistant Vice President and Trust Officer of the FORD CITY BANK AND TRUST CO.

and Edward C. Sweigard
Assistant Vice President and Trust Officer of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Trust Officer and ~~Assistant~~ Vice President and 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 Company, for the uses and purposes therein set forth; and the said ~~Assistant~~ Vice President and Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Company, did affix the said corporate seal of said Company to said instrument as his own free and voluntary act, and as the free and voluntary act of said Company, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 15th day

of September 1978.

Stella B. Kruder


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COOK COUNTY, ILLINOIS
FILED FOR RECORD

SEPT 20 1978 10 26 AM

TRUSTEES DEED
FORD CITY BANK
AND TRUST CO.
As Trustee under Trust Agreement
To

* 24658679

M. J. R. B. B. B.
Ford City Bank and Trust Co.
7601 So. Cicero Ave.
Chicago, Illinois 60652

FORD CITY BANK AND TRUST CO.
Chicago, Illinois

Box 15

Form 1 from COWWALLER & JOHNSON, INC., Chicago 6060

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ADDENDUM TO TRUSTEE'S DEED

Unit Number 29 of Phase III of a Condominium Ownership of a parcel of unsubdivided land in the Northeast 1/4 of Section 27, Township 38 North, Range 12, East of the Third Principal Meridian, together with a portion of lot 10 in Robert H. Bartlett's Green Fields, a Subdivision of the West 1/2 of the North west 1/4 of Section 26, and part of the East 1/2 of the Northeast fractional 1/4 of Section 27, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, as more fully described and shown on the plat attached as Exhibit "A" to the Declaration establishing a plan of condominium ownership recorded in the Office of the Recorder of Deeds of Cook County, Illinois as document number 22646343 on March 6, 1974, and First amended declaration recorded March 7, 1975 as document 23014921, and Second amended declaration recorded August 25, 1975 as document 23198511, together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with amended declarations as same are filed of record pursuant to said declaration, and together with additional common elements as such amended declarations are filed of record in the percentages set forth in such amended declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such amended declaration as through conveyed hereby.

This Deed is given on the conditional limitation that the percentage of ownership of said Grantees in the Common Elements shall be divested pro tanto and vest in the Grantees of the other units in accordance with the terms of said Declaration and any Amended Declarations recorded pursuant thereto, and right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees 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 pursuant thereto.

Party of the first part also hereby grants to 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 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.

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.

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END OF RECORDED DOCUMENT