

UNOFFICIAL COPY

TRUSTEE'S DEED BOOK COUNTY ILLINOIS FILED FOR RECORD

RECORDED BY

24 745 908

* 24745908

Form 2459 Rev. 5-77

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The above space for recorders use only

106-62-100 O.K.

THIS INDENTURE, made this 1st day of November, 1978, between AMERICAN NATIONAL BANK AND TRUST COMPANY OF 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 24th day of April, 1978, and known as Trust Number 42679, party of the first part, and DONALD E. NELSON 5000 N. MARINE DRIVE, CHICAGO, ILLINOIS 60640 party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100ths (\$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, the following described real estate situated in Cook County, Illinois, to-wit:

As legally described in Exhibit A attached hereto and made a part hereof, and commonly known as Unit 1A at the 3800 Lake Shore Drive Condominium, 3800 North Lake Shore Drive, Chicago, Illinois.

Grantor also hereby grants to Grantee, 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 Declaration of Condominium, aforesaid, and 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 conveyance 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 herein.

together with the tenements and appurtenances thereto belonging.

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.

The tenant, if any, of this Unit, has either waived or has failed to exercise his Right of First Refusal to Purchase this Unit, or had no such Right of First Refusal, pursuant to Chapter 100.2 of the Municipal Code of Chicago.

This deed is executed by the party of the first part, 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 Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon certain real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed and the presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, as Trustee, as aforesaid, and not personally.



By: [Signature] VICE PRESIDENT
Attest: [Signature] ASSISTANT SECRETARY

STATE OF ILLINOIS, COUNTY OF COOK } SS.

TESTED BY: PETER JOHANSSON
AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
33 N. LASALLE
CHICAGO, ILLINOIS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Vice President and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A National Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, 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 National Banking Association for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said National Banking Association caused the corporate seal of said National Banking Association to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth.

Given under my hand and Notary Seal,

10.00

Date NOV 16 1978
Notary Public

DEED BY: DONALD E. NELSON
STREET: 5000 N. MARINE
CITY: Chicago, IL
OR INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER 533

Unit 1A, 3800 N. Lake Shore Drive
Chicago, Illinois

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
105.00

STATE OF ILLINOIS
REAL ESTATE TRANSACTION TAX
24745908



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EXHIBIT "A"

Unit No. 1A as delineated on survey of the following described parcels of real estate (hereinafter collectively referred to as "Parcel"):

Parcel 1: Lots B and C in the Subdivision of Lots 1 and 23 in Block 4 in Peleg Hall's Addition to Chicago in the North West Fractional $\frac{1}{4}$ of Section 21, Township 40 North, Range 14, East of the Third Principal Meridian, (Excepting from said premises that portion thereof which is embraced within the street known as Sheridan Road as located by the plat recorded in the office of the Recorder's Office of Cook County, Illinois on March 5, 1896 in Book 69 of Plats, Page 41) in Cook County, Illinois;

Parcel 2: Lot 22 in Block 4 in Peleg Hall's addition to Chicago being a Subdivision of Lots 1, 2 and 3 in Hundley's Subdivision of Lots 3 to 21 and 33 to 37 in Pine Grove in the North West Fractional $\frac{1}{4}$ of Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois;

which survey is attached as Exhibit "A" to Declaration of Condominium Ownership for the 3800 Lake Shore Drive Condominium Association made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated April 24, 1978, and known as Trust No. 42679 and recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 24 745 908 together with its undivided percentage interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and Survey).

Commonly known as Unit 1A at the 3800 Lake Shore Drive Condominium, 3800 North Lake Shore Drive, Chicago, Illinois.

24 745 908

OF RECORDED DOCUMENT