

UNOFFICIAL COPY



TRUSTEE'S DEED

24 766 290

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made this 24th day of October, 1978, between CHICAGO TITLE AND TRUST COMPANY, 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 8th day of May, 1978, and known as Trust Number 1072174, party of the first part, and VIRENDRA B. DHUPELIA AND JAISHREE DHUPELIA, his wife 1624 Church Hill Road, Schaumburg, Illinois 60195 not as tenants in common, but as joint tenants, parties of the second part WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 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 ATTACHED EXHIBIT A

EXHIBIT A

MOON LAKE VILLAGE FOUR STORY CONDOMINIUM

Unit No. 405, 1375 Rebecca Drive, Hoffman Estates, Illinois, Moon Lake Village Four Story Condominium as delineated on the survey of: Certain Lots in Peter Robin Farms Unit One, being a subdivision of part of the South West quarter of Section 8, Township 41 North, Range 10, East of the Third Principal Meridian according to the Plat thereof recorded November 14, 1969 per document No. 21013530 in Cook County, Illinois; which survey is attached as Exhibit B to the Declaration of Condominium recorded as Document No. 24686036 together with its undivided percentage interest in the Common Elements as defined and set forth in the Declaration, as amended from time to time.

Grantor also hereby grants to Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said real estate set forth in the aforesaid Declaration, and in the Moon Lake Village Condominium Community Declaration of Easements, Covenants and Restrictions (the "Community Declaration") recorded as Document No. 24686036 and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in the Declaration and the Community Declaration for the benefit of the remaining real estate described therein.

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

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 and the provisions of the Illinois Condominium Property Act.

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COOK COUNTY, ILLINOIS
FILED FOR RECORD
DEC 15 1978 12 16 PM


Richard L. Olson
 Notary Public
24766290

Together with the tenements and appurtenances thereto belonging,
TO HAVE AND TO HOLD the same unto said parties on the second part forever, not in tenancy in common, but in joint tenancy.

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 hereunto affixed, and has caused its name to be signed to these presents by its Assistant Vice-President and attested by its Assistant Secretary, this 29th day and year first above written.

CHICAGO TITLE AND TRUST COMPANY As Trustee as aforesaid,
 By *Cathie Mitchell* Assistant Vice-President
 Attest *Nancy J. Owens* Assistant Secretary



STATE OF ILLINOIS
COOK COUNTY
 I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Assistant Vice President and Assistant Secretary of the CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as the 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 Secretary then and there acknowledged that said Assistant Secretary, in addition of the corporate seal of said Company, caused the corporate seal of said Company 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 Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal
Notary Public
 Date **NOV 28 1978**
 Notary Public

DELIVERY INSTRUCTIONS

NAME **V. B. DHUPELIA**
 STREET **1624 CHURCHILL ROAD**
 CITY **SCHAUMBURG, IL-60195**

OR

RECORDER'S OFFICE BOX NUMBER
 F. 224 R. 2177 TRUSTEE'S DEED (Recorder's) - Joint Tenancy

FOR INFORMATION ONLY
 INSERT STREET ADDRESS OF ABOVE
 DESCRIBED PROPERTY HERE
1375 Rebecca Drive, Unit 405
Hoffman Estates, Illinois

THIS INSTRUMENT WAS PREPARED BY:
James F. Kold
 111 West Washington Street
 Chicago, Illinois 60602

1 N. LaSalle Street
 Chicago, Ill. 60602

Document Number

24 766 290

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 DEPT. OF REVENUE
 DEC 15 1978
 29.50

COOK SO. NO. 016
 8823

END OF RECORDED DOCUMENT