



TRUSTEE'S DEED

24-767 061

RECORDER'S OFFICE

COOK COUNTY, ILLINOIS
FILED FOR RECORD

*24767061

DEC 15 1978 2 45 PM

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 Major Q. Bhatti and Ruby Q. Bhatti, his wife, 1465 Vista Walk, Unit D, Hoffman Estates, Illinois, party of the second part, 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

Together with the tenements and appurtenances thereunto along with TO HAVE AND TO HOLD the same unto said parties of 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, the day and year first above written.

CHICAGO TITLE AND TRUST COMPANY As Trustee as aforesaid,

By *Shoush Bhatti* Assistant Vice-President

Attest *Nancy L. Owens* Assistant Secretary



10.00

STATE OF ILLINOIS,)
COUNTY OF COOK) SS.



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 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 Secretary then and there acknowledged that said Assistant Secretary, as custodian 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

NOV 14 1978

Estelle A. Rands
Notary Public

DELIVERY INSTRUCTIONS
NAME *MAJOR Q. BHATTI*
STREET *1465 VISTA WALK #D*
CITY *HOFFMANN ESTATES IL*
OR *60194*

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Hoffman Estates, Illinois
1465 Vista Walk Unit D

*Attles - P633 Foster
Chicago*

THIS INSTRUMENT WAS PREPARED BY:

111 West Washington Street James F. Wold
Chicago, Illinois 60602 1 N. LaSalle St
Chicago, IL 60602

F. 324 R. 2/77

RECORDER'S OFFICE BOX NUMBER

TRUSTEE'S DEED (Recorder's) - **BOX 533**

493835
66-76-172E

COOK CO. NO. 016
88957
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
38.00

24-767-061

UNOFFICIAL COPY

EXHIBIT A

MOON LAKE VILLAGE TWO STORY CONDOMINIUM

Unit No. D-1, 1465 Vista Walk, Hoffman Estates, Illinois, Moon Lake Village Two 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. 24686037 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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END OF RECORDED DOCUMENTS