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RETURN AFTER RECORDING: INTERCOUNTY TITLE
120 W. Madison
Chicago, Ill

TRUSTEE'S DEED

RECORDERS BOX 97

24808061

The above space for recorders use only

THIS INDENTURE, made this 26th day of DECEMBER, 1978, between MARQUETTE NATIONAL BANK, a National Banking Association of Chicago, Illinois, 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 11th day of October, 1976, and known as Trust Number 7493, party of the first part, and JOHN C. LANARO, a Bachelor, of 801 North Clark Street, Chicago, Illinois 60611, party of the second part.

WITNESSETH, That said party of the first part, in consideration of the sum of ** Ten and no/100^{ths} (\$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, situated in Cook County, Illinois, to-wit:

PARCEL I:

LOT 55 IN OAK FOREST TERRACE, PHASE II-C BEING A SUBDIVISION OF THE NORTH 750.00 FEET OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THEREFROM THAT PART OF LOT 55 DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST NORTHWEST CORNER OF SAID LOT 55 THENCE 90 NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST ON THE NORTH LINE OF LOT 55 A DISTANCE 54.00 FEET THENCE SOUTH 00 DEGREES 00 MINUTES AND 00 SECONDS WEST ON THE LOT LINE AND SAID LOT LINE PRODUCED SOUTH A DISTANCE OF 34.26 FEET THENCE SOUTH 90 DEGREES 00 MINUTES AND 00 SECONDS WEST A DISTANCE OF 4.33 FEET TO THE CENTER LINE OF AN 8 INCH PARTY WALL THENCE SOUTH 0 DEGREES 17 MINUTES 00 SECONDS WEST ON THE CENTER LINE OF AN 8 INCH PARTY WALL A DISTANCE OF 20.25 FEET THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST ON A LOT LINE OF LOT 55 AND SAID LOT LINE PRODUCED EAST A DISTANCE OF 49.57 FEET TO A POINT OF THE WEST LINE OF LOT 55 THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST OF THE WEST LINE OF SAID LOT 55 A DISTANCE OF 54.50 FEET TO A POINT OF BEGINNING ALL IN COOK COUNTY, ILLINOIS.

PARCEL II:

GARAGE LOTS G-95 TO 100 IN OAK FOREST TERRACE PHASE II-C BEING A SUBDIVISION OF THE NORTH 750 FEET OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL III:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL I AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED JANUARY 16, 1976 AS DOCUMENT NUMBER 23358154, AND AS AMENDED BY SUPPLEMENTAL DECLARATION RECORDED MARCH 3, 1977 AS DOCUMENT NUMBER 23838571 AND AS SHOWN ON THE PLAT OF OAK FOREST TERRACE, PHASE II-C RECORDED APRIL 15, 1977 AS DOCUMENT NUMBER 23889604, OVER, UPON AND ACROSS OUTLOT "C".

SUBJECT TO:

Declaration of Easements and Covenants by Grantor dated January 16, 1976 as Document 23358154, as amended by Supplemental Declaration recorded March 3, 1977 as Document 23838571, which is incorporated herein by reference thereto. Grantor grants to the grantees, their heirs and assigns, as easements appurtenant to the premises hereby conveyed the easements created by said Declaration for the benefit of the owners of the parcels of realty herein described. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declaration; the easements thereby created for the benefit of said remaining parcels described in said Declaration and this conveyance is subject to the said easements and the right of Grantor to grant said easements in the conveyances and mortgages of said remaining parcels or any of them, and the parties hereto, for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in said document set forth as covenants running with the land. Further subject to general taxes for the year 1979 and subsequent years, and any and all restrictions and covenants of record.

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(SEE LEGAL DESCRIPTION ATTACHED HERETO.)

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.

This instrument was prepared by:

Sharon M. Hayne
Marquette National Bank
6316 S. Western Avenue
Chicago, Ill. 60636

This deed is in full force and authority granted and vested in accordance with the terms of said deed or deed of trust, and the same is subject to the lien of every trust or mortgage (where be) of record in said county given to secure the payment of money, and shall remain unrelieved at the date of hereof.

The first part has caused its corporate seal to be hereto affixed, and has caused the same to be signed to and attested by its assistant secretary, the day and year first above written.

MARQUETTE NATIONAL BANK As Trustee as aforesaid.

By William Howell VICE-PRESIDENT

Attest Sharon M. Hayne ASSISTANT SECRETARY

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 the above named Vice President and Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as such officers of said Bank and caused the seal of said Bank to be thereunto affixed, as their free and voluntary act and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 16th day of January, 1979

My Commission Expires September 9th, 1982

Kathleen Cunningham
Notary Public

STATE OF ILLINOIS
NOTARY PUBLIC
EXPIRES 09/09/82
211001

24808061

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NAME
STREET
CITY
INSTRUCTIONS

OR

RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

5826 West 158th Street

Oak Forest, Illinois

UNOFFICIAL COPY

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

Marguerite Nat. Bank, being duly sworn on oath,
states that he resides at 5826 W. 158TH PL.
and that the attached deed is not in violation of
Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following
reasons:

1. Said Act is not applicable as the grantors own no property adjoining the premises described in said deed. (Existing Parcel)

-OR-

- the conveyance falls in one of the following exemptions permitted by the Amended Act which became effective July 17, 1959.
2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land. 001
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the Amended Act into no more than 2 parts and not involving any new streets or easements of access.
10. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that he makes this affidavit for the purposes of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Richard S. Gentry, Secy

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SUBSCRIBED and SWORN to before me

This 18th day of January, 1979.

[Signature]
Public

My Commission Expires July 14, 1980

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1979 JAN 19 11:24 AM DEEDS
COOK COUNTY ILLINOIS

RECORDED *Allyson*

JAN-19-79 206110 24808061 A - REC 12.00

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12.00

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