

24 817 757

①

This Indenture, Made this 8th day of December, 1978

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 9th day of June, 1978, and known as Trust Number 2297, party

of the first part, and Barbara A. Shumate, Divorced and not since remarried

7523 W. 175th St., Unit 7525-3, Tinley Park, Illinois

of the county of Cook in the state of Illinois

party of the second part,

11 00

WITNESSETH, That said party of the first part, in consideration of the sum of

Ten and 00/100 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:

PARCEL 1:

Unit Number 7525-3 in lake Sandalwood Condominium as delineated on survey or parts thereof of lot 2 in Duvan's Resubdivision of Block 1 of Lake Sandalwood Subdivision being a Subdivision of the East 2009.6 Feet of the North 495.6 Feet lying West of Sandalwood Unit Number 2, in the North East 1/4 of Section 36, Township 36 North, Range 12 East of the Third Principal Meridian, (Hereinafter referred to as Parcel), which Survey is attached as Exhibit "A" to Declaration of Condominium made by Ford City Bank, as Trustee under Trust Agreement Dated March 25, 1974 and known as Trust Number 773 and 774 recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document Number 23086606 as amended from time to time; together with its undivided percentage interest in said Parcel (excepting from said Parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey)

PARCEL 2:

Easement appurtenant to and for the benefit of Parcel 1 as shown on Plat of said Duvan's Resubdivision and set forth in said Declaration Recorded May 20, 1975 as Document Number 23086606 and as created by Deed From Ford City Bank and Trust Co., as Trustee under Trust No. 2297

TO Barbara A. Shumate, Divorced and not since remarried

Dated, December 8, 1978

and Recorded

Document Number

For Ingress and Egress, (except

part thereof falling in Parcel 1 aforesaid) in Cook County, Illinois.

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 RIGHT 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.

66-731371

810 008 961

24 817 757

Exempt under provisions of Paragraph 6, Section 4, Real Estate Transfer Tax Act.

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

JAN 26 2 23 PM '79

*Edmund C. Sweigard*  
RECORDER OF DEEDS  
\*24817757

012734  
FELINE  
JAN 27 1979  
REAL ESTATE TRANSFER TAX  
40.00

together with the tenements and appurtenances, thereunto 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  
EDWARD C. SWEIGARD  
7601 S. Cicero  
Chicago, IL

40=  
24 817 757

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.

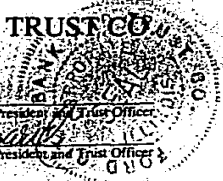
**IN WITNESS WHEREOF**, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its ~~Assistant~~ Vice President and Trust Officer and attested by its ~~Assistant~~ Vice President and Trust Officer, the day and year first above written.

**FORD CITY BANK AND TRUST CO.**

As Trustee as aforesaid,

By *James P. Pitzer*  
Vice President and Trust Officer

Attest: *Edmund C. Sweigard*  
Vice President and Trust Officer



24317757

State of Illinois }  
COUNTY OF COOK } ss.

I, STELLA B. KRUDER  
A NOTARY PUBLIC in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that

JUNE R. RITCHIE  
~~WAS~~ Vice President and Trust Officer of the FORD CITY BANK AND TRUST CO.

and  
EDWARD C. SWEIGARD  
~~WAS~~ 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 ~~WAS~~ 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 ~~WAS~~ 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 18th day  
of January, 19 79.

*Stella B. Kruder*  
Notary Public  
STATE OF ILLINOIS  
JAN 18 1979

Property of Cook County Clerk's Office

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

*Maid to:*  
*Alta Bussard*  
Ford City Bank and Trust Co.  
7601 So. Cicero Ave.  
Chicago, Illinois 60652

FORD CITY BANK AND TRUST CO.  
Chicago, Illinois

Revised from CADWALLADER & JOHNSON, INC., Chicago, ILL.  
CS 7 FORM 190 1

END OF RECORDED DOCUMENT