

UNOFFICIAL COPY

TRUSTEE'S DEED

This Instrument Was Prepared By
DOROTHY DENNING, Assistant
 Trust Officer
 Albany Bank & Trust Company N.A.
 (formerly known as National Bank
 of Albany Park in Chicago)
 3400 W. Lawrence Ave.
 CHICAGO, ILLINOIS 60644

24850202

1979 FEB 16 PM 1 51

Form 16-11

The above space for recorder use only

THIS INDENTURE, made this 10th day of February, 1979, between ALBANY BANK AND TRUST COMPANY, an association organized under the laws of the United States of America, as Trustee under the provisions of a deed of trusts in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 4th day of January, 1971, and known as Trust Number 11-2487, party of the first part, and CHRISTINE GUSTEK, a Spinster, 3400 W. Lawrence Avenue, Chicago, Illinois, party of the second part.

10.00

WITNESSETH That said party of the first part, in consideration of the sum of TEN and NO/100 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

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

Unit No. 206 as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

The West 127.0 feet of the East 153.19 feet of the South 131.0 feet of the North 437.16 feet of that part lying south of a line drawn at right angles to the most Easterly line through a point on said most Easterly line, 70.69 feet Southerly, as measured along said most Easterly line and said line extended northerly, of the center line of Ballard Road, all being of the following described property taken as a tract, to-wit: That part of the SouthEast quarter of the SouthWest quarter and the NorthEast quarter of the SouthWest quarter of Section 15, Township 41 North, Range 12, East of the Third Principal Meridian, lying South of the center line of Ballard Road and West of a line drawn from a point on the South line of Section 15, 22.50 feet East of the SouthWest corner of the East half of the SouthEast quarter of the SouthWest quarter to a point on the North line of the SouthEast quarter of the SouthWest quarter 26.99 feet East of the Northwest corner of said East half of the SouthEast quarter of the SouthWest quarter of said section 15, and said line extended North to the center line of Ballard Road in the NorthEast quarter of said SouthWest quarter (excepting from said above described tract the North 33.0 feet as measured at right angles to the North line thereof and except the West 33.0 feet as measured at right angles to the West line of said tract and except the South 150.0 feet of the North 183.0 feet of the East 150.0 feet of the West 183.0 feet as measured at right angles to the North line and the West line of said tract and excepting from said tract that part hereof falling within the East half of the NorthEast quarter of the SouthWest quarter of said Section 15, said last described exception to be construed as deleting also from said tract that part of Lot 6 in Goettsche's Subdivision of part of the South half of said Section 15 falling within said last described exception and also excepting from the above described tract that part thereof lying South of a line described as beginning at a point on the West line of said tract, said West line being the West line of the East half of the SouthWest quarter of said Section 15 and said point of beginning being South 00°00'00" West, as measured along said West line 613.25 feet from said center line of Ballard Road; thence North 55°00'00" East 239.60 feet; thence North 73°00'00" East 130.0 feet; thence South 66°00'00" East 225.0 feet; thence South 88°00'00" East 160.0 feet to a point on the Easterly line of said tract 553.02 feet southerly as measured along said Easterly line of said center line of Ballard Road, said Easterly line of tract being again identified as being aforescribed line drawn from a point on the South line of said Section 15, 22.50 feet East of the SouthWest corner of the East half of the SouthEast quarter of the SouthWest quarter of said Section 15 and extending through said point on the North line of the SouthEast quarter of said SouthWest quarter, 26.99 feet East of the Northwest corner of said East half of the SouthEast quarter of the SouthWest quarter of Section 15, to the center line of said Ballard Road) in Cook County, Illinois.

Christine Gustek
 Grantor, Seller or Representative

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Which survey is attached as Exhibit "A" to Declaration of Condominium made by Midwest Bank and Trust Company, as Trustee under Trust Agreement dated May 1, 1973 and known as Trust No. 73-05-1051, recorded in the office of Recorder of Cook County, Illinois as Document No. 22723695; together with an undivided 2.259 percent 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).

Grantor also hereby grants to grantee, her successors and assigns, as an easement appurtenant to the premises herein conveyed, a perpetual, exclusive easement for parking purposes in and to parking area No. 38 as defined and set forth in said Declaration and survey.

Party of the first part also hereby grants to party of the second part, her successors and assigns, as rights and easements for the benefit of said property set forth in the aforementioned Declaration and in the Declaration recorded as Document 22053833 on September 18, 1972 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 Declarations the same as though the provisions of said Declarations were recited and stipulated at length herein.

24850202

Property of Cook County

10.00

2-16-79
Date
Buyer, Seller or Representative

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 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 said party of the first part 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 thereto enabling, SUBJECT, HOWEVER, to the liens of all trust deeds and/or mortgages upon said real estate, all unpaid general taxes and special assessments and other liens on said real estate of any kind; pending litigation, if any, touching the said real estate; building lines, building, liquor and other restrictions of record; party walls, party fences, party fences and easements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claim; and any easements of record, in favor of or against said party of the first part.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused a name to be signed on the foregoing instrument as Vice-President-Trust Officer and attested by its Assistant Cashier, the day and year first above written.

ALBANY BANK AND TRUST COMPANY N. A., As Trustee as aforesaid,
Senior
VICE-PRESIDENT-TRUST OFFICER
Attest *Darlene Holzer* ASSISTANT CASHIER

Gail Nelson
a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT
R. Lewis, Senior
Vice-President-Trust Officer of ALBANY BANK AND TRUST COMPANY N.A. and
Darlene Holzer
Assistant Cashier of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice-President-Trust Officer and Assistant Cashier respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument on their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Assistant Cashier did also there and there acknowledge that said Assistant Cashier, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Assistant Cashier's own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.



Given under my hand and Notarial Seal this 12th day of February 1979

Notary Public COMMISSION EXPIRES APR. 11, 1979

DELIVERY

NAME
STREET
CITY
INSTRUCTIONS OR
RECORDERS OFFICE BOX NUMBER 35

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
UNIT 206
9331 Landings Lane
Des Plaines, Illinois

24850202