

UNOFFICIAL COPY

24 890 485

27 36 200 010 66 86 75 87

This Indenture, Made this 2nd day of March, 19 79

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, 19 78, and known as Trust Number 2297, party

of the first part, and Floyd J. Snyder and Birdie F. Snyder, his wife
7523 W. 175th St., Unit 7525-5, Tinley Park

of the county of Cook in the state of Illinois, party of the second part,

WITNESSETH, That said party of the first part, in consideration of the sum of 11.00 Dollars, and

other good and valuable considerations in hand paid, does hereby grant, sell and convey unto party of the second part, (not as tenants in common, but as joint tenants,) the following described real estate, to wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

PARCEL 1:

Unit Number 7525-5 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 Floyd J. Snyder and Birdie F. Snyder, his wife

Dated March 2, 1979 and Recorded 11.00 as Document Number 24 890 485 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 GRANTEEES IN THE COMMON ELEMENTS SHALL BE DIVESTED PRO TANTO AND VEST IN THE GRANTEEES 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 GRANTEEES 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.

Exempt under provisions of Paragraph 5, Section 4, Real Estate Transfer Tax Act.

11.00

24 890 485
Clerk's Office

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State of Illinois }
COUNTY OF COOK } SS.

Nancy Tragos

A NOTARY PUBLIC in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that:

June R. Ritchie

~~XXXXX~~ Vice President and Trust Officer of the FORD CITY BANK AND TRUST CO.

Stella B. Kruder

and ~~XXXXX~~ Trust Officer of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ~~XXXXX~~ Vice President and Trust Officer and Assistant ~~XXXXX~~ 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 Assistant ~~XXXXX~~ 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 8th day

of March, 19 79.

Nancy Tragos



Property of Cook County Clerk's Office

TRUSTEES DEED
FORD CITY BANK
AND TRUST CO.

As Trustee under Trust Agreement
To

Mail to:

R. Lutna
Ford City Bank and Trust Co.
7601 So. Cicero Ave.
Chicago, Illinois 60652

FORD CITY BANK AND TRUST CO.
Chicago, Illinois

24 890 435

Revised from CADWALLADER & JOHNSON, INC., Chicago 60601

END OF RECORDED DOCUMENT