

UNOFFICIAL COPY

TRUSTEE'S DEED

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Form 2459 Rev. 5-77

119 417 Individual

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THIS INSTRUMENT, made this 26th day of February, 1979, between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said national banking association in pursuance of a certain Trust Agreement, dated the 7th day of June, 1978, and known as Trust Number 43118 party of the first part and MARY M. WALTER, divorced and not since remarried, residing at 904 Hanman, Evanston, Illinois 60202, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100 (\$10.00) 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-wit:

See Schedule "A" attached hereto and made a part hereof.

COOK COUNTY, ILLINOIS
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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, use and behoof, forever, of said party of the second part.

The tenant, if any, of the unit conveyed herein has either waived or failed to exercise the right of first refusal with respect to the unit described herein.

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 and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement also mentioned, and of every other power and authority thereto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO as Trustee, as aforesaid, and personally.



By _____ SECOND VICE PRESIDENT
Attest _____ ASSISTANT SECRETARY

STATE OF ILLINOIS, COUNTY OF COOK } SS.

THIS INSTRUMENT PREPARED BY

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO 33 N. LASALLE CHICAGO, ILLINOIS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named _____ Vice President and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such _____ 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 National Banking Association for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary is custodian of the corporate seal of said National Banking Association caused the corporate seal of said National Banking Association 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 National Banking Association for the uses and purposes therein set forth.

Given under my hand and Notary Seal,

Date APR 18 1979

Notary Public

NAME: John Donohue, Esquire
STREET: 1280 Sherman
CITY: Evanston, IL 60201
OR
Evanston, IL 60201

530-2A Sheridan Road

Evanston, IL 60201

BOX 533

10.00

COOK CO. REC. 018 9935



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE

24943448

24943448

Document Number

THIS INSTRUMENT PREPARED BY: Robert N. Ungerleider 228 North LaSalle Street, Chicago, IL 60601.

RECORDER'S OFFICE BOX NUMBER

SCHEDULE "A"

THE SHERIDAN/SOUTH CONDOMINIUMS

UNIT LEGAL DESCRIPTION

Unit Number 530-2A as delineated on the Plat of Survey of the following described parcel of real estate: Lots 11, 12, 13 and 14 in Block 1 in Keeney and Rinn's Addition to Evanston, said Addition being a Subdivision of part of the South 1/2 of the Southeast 1/4 of Section 12, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration made by American National Bank and Trust Company of Chicago, as Trustee under Trust No. 43118, recorded in the office of the Recorder of Deeds of Cook County, Illinois, on September 11, 1978, as document No. 24-620-749.

Grantor also hereby grants to Grantee, their successors and assigns, as rights and easements appurtenant to the above-described real estate, the right and easement for the benefit of said property set forth in the Declaration aforesaid, and Grantor 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 conveyance is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions stated in said Declaration were recited and stipulated herein.

Subject only to: Encroachments, if any; building lines, conditions and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments, if any, thereto; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; limitations and conditions imposed by the Condominium Property Act; general taxes for the year 1978 and subsequent years; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium; and acts done or suffered by Purchaser.

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