

UNOFFICIAL COPY



TRUSTEE'S DEED
FOR RECORD

24 028 714

NOTES OF DEEDS

APR 26 2 03 PM '77

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INSTRUMENT, made this 15th day of July, 1977, between CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a deed of trust duly recorded and delivered to said company in pursuance of a trust agreement dated the 1st day of January, 1977, and known as Trust Number 1068750, party of the first part, and Nancy E. Dulaney, 1841 Central Ave., Northbrook, 11 60062 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 consideration, in hand paid, does hereby convey and quitclaim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

SEE ATTACHED RIDER

10.00

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 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 of 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 of any third party of record in said county, given to secure the payment of money, and remains unleased 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 attested by its Assistant Secretary, the day and year first above written.

CHICAGO TITLE AND TRUST COMPANY AS Trustee as aforesaid.

By *Allen M. Nitalovic* Assistant Vice President

Attest: *Thomas V. Szymczyk* Assistant Secretary



STATE OF ILLINOIS,)
COUNTY OF COOK) ss.

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

Given under my hand and Notarial Seal 7-21-77 Date

Mona Sanders Notary Public

DEFINITIVE INSTRUCTIONS

NAME: Nancy E. Dulaney
STREET: 955 Sandwick Rd.
CITY: Northbrook, Ill.

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

3118 Antelope Spring Dr.
Northbrook, 11 60062

THIS INSTRUMENT WAS PREPARED BY:
Thomas V. Szymczyk

111 West Washington Street
Chicago, Illinois 60602

BOX 533

the space for filing index and revenue stamps

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Unit Number 3118 in Pheasant Creek Condominium Association No. 3 as delineated on Survey on part or parts of the following described parcel of real estate (hereinafter referred to as "Parcel"): Lots "A" and "B" (except the North 520.0 feet of the West 742.0 feet of said Lot "A") in White Plains Unit 7, being a subdivision in Section 8, Township 42 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "B" and "B-1" to Declaration of Condominium made by Chicago Title & Trust Company as Trustee under Trust Agreement dated January 2, 1977 and known as Trust Number 1068750 recorded in the Office of the Recorder of Deeds in Cook County, Illinois as Document No. 23959365 as amended from time to time; together with a percentage of the Common Elements appurtenant to said unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with Declarations as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

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 rights 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 in the Declaration of Covenants, Conditions, Restrictions and Easements for the Pheasant Creek Association recorded as Document Number 22648909 as may be amended from time to time and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declarations 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.

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END OF RECORDED DOCUMENT