

UNOFFICIAL COPY

3950 North Lake Shore Drive Condominium
Chicago, Illinois

TRUSTEE'S DEED

24 055 378

Form 2591

Joint Tenancy

The above space for recorders use only

94472 RANDY

THIS INDENTURE, made this 20th day of May, 1977, 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 19th day of April, 1977, and known as Trust Number 40420 party of the first part, and JOHN B. DENIHAN AND MARY JANE DENIHAN, his wife parties 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, not in tenancy in common, but in joint tenancy, the following described real estate, situated in Cook County, Illinois, to-wit:

11.00

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO.

(30.00)

(25.50)

CITY OF CHICAGO
REAL ESTATE TRANSFER TAX
REVENUE AUG 10 77
\$ 4.00

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
REVENUE
AUG 10 77
\$ 25.50

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever, not in tenancy in common but in joint tenancy.

This instrument was prepared by:
W. Richard Helms
Jenner & Block

One IBM Plaza, Chicago, Illinois 60611

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 above mentioned, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages as 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 not personally.



By Richard Helms VICE PRESIDENT
Attest W. Richard Helms ASSISTANT SECRETARY



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 is 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 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,

JUL 29 1977

J. Johansen
Notary Public

DELIVERY INSTRUCTIONS
NAME JOHN DENIHAN
STREET 1742 No. 75th AVE.
CITY ELMWOOD PK, ILL. 60635
OR
RECORDER'S OFFICE BOX NUMBER 15

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Address of Grantee:
Unit No. 2107
3950 North Lake Shore Drive
Chicago, Illinois 60613

This space for affixing riders and tax

24 055 378

Property of Cook County

TRUSTEE'S DEED

LEGAL DESCRIPTION RIDER
FOR
3950 NORTH LAKE SHORE DRIVE CONDOMINIUM

PARCEL 1:

UNIT NO. 2107 as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"): That part of Lots 10, 11 and 12 in Carson and Chytraus Addition to Chicago, being a Subdivision of Block 1 in Equitable Trust Company's Subdivision in Section 21, Township 40 North, Range 14, East of the Third Principal Meridian, lying West of the line established by decree entered on September 7, 1906, in Case Number 274470, Circuit Court of Cook County, Illinois, entitled Charles W. Gordon and others against Commissioners of Lincoln Park, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust No. 40420, recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 24014190; together with an undivided .1440 % interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and survey):

ALSO

PARCEL 2:

Easement for the benefit of Parcel 1 as created by the Easement Agreement dated April 23, 1969, recorded April 23, 1969, as Document 20820211 made by and between American National Bank and Trust Company of Chicago, Trust Number 22719, and Exchange National Bank of Chicago, Trust Number 5174, for the purpose of ingress and egress over and across that part of the East 40 feet of vacated Frontier Avenue, as vacated by Ordinance recorded as Document 20816906, lying West of Lots 10, 11 and 12 in Carson and Chytraus Addition to Chicago, aforesaid, which lies North of the South line of Lot 10 extended West and lies South of the North line of Lot 12 extended West, in Cook County, Illinois.

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 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 Condominium 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.

24 055 378

UNOFFICIAL COPY

ILLINOIS
FOR RECORD
Aug 12 9 00 AM '77

William H. ...
RECORDER OF DEEDS
*24055378

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT