

UNOFFICIAL COPY

TRUSTEE'S DEED

24 86 065

Individual

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THIS DEED, made this Fourth day of October, 1977, between AMALGAMATED TRUST & SAVINGS BANK, a corporation duly organized and existing under the laws of the State of Illinois, 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 Illinois banking corporation in pursuance of a certain Trust Agreement, dated the fifteenth day of June, 1977, and known as Trust Number 1325, party of the first part, and JOHN E. ROBERTS, A BACHELOR

of 120 SOUTH LASALLE STREET, CHICAGO, 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 (\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois,

to-wit: Unit No. 18B as delineated on Survey of Lots 4, 5, 6 and 7 in Block 4 in H.O. Stone's Subdivision of Astor's Addition to Chicago in Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which Survey is attached as Exhibit "A" to Declaration of Condominium Ownership made by Amalgamated Trust and Savings Bank, as Trustee, under Trust Agreement dated June 15, 1977, and known as Trust No. 1325, recorded in the Office of the Recorder of Cook County, Illinois, as Document No. 24132176 together with an undivided 1.082% interest in the property described in said Declaration of Condominium aforesaid (excepting the units as defined and set forth in the said Declaration of Condominium and Survey), hereinafter "Property",

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, intent and behoof, forever, of said party of the second part, subject to:

1. General real estate taxes for 1977 and subsequent years;
2. Taxes for the year 1971, subject to proceedings in Case No. 72CH1949;
3. Easement recorded April 17, 1974 as Document No. 19102163 in favor of Commonwealth Edison Company for electrical facilities, including one vault structure, affecting the south 24 feet of the north 62 feet of the west 6.5 feet of the Property. (The vault appears to extend an unspecified distance north of the north line of the easement area granted);
4. Rights of Commonwealth Edison Company to maintain their underground cable along the west line of the Property;
5. Rights of Illinois Bell Telephone Company to maintain their coaxial cable under the southeast portion of the Property;
6. Possible easement for underground utilities as disclosed by manhole on the west line of the Property;
7. Applicable zoning and building laws or ordinances;
8. Acts done or suffered by party of the second part;
9. Condominium Property Act of Illinois;
10. Lease and license agreement, dated September 2, 1975 and recorded November 30, 1975 as Document No. 23206281 by and between Romanek-Golub & Company and Hughes Enterprises, Inc., for the laundry room for a term expiring November 30, 1981 (affecting a common element only);
11. Unrecorded lease dated June 29, 1977, with Ruth Shapiro doing business as Kane's, for a portion of the first floor of the building located on the Property, for a term expiring July 30, 1978 (affecting a common element only);
12. Unrecorded lease dated October 16, 1975, with Ambassador East Hotel, for the southeast portion of the basement of the building located on the Property on a month-to-month basis (affecting a common element only);
13. Ambassador House Condominium Association Declaration of Condominium Ownership;
14. Existing lease to the Unit, if any.

Log 3 Escrow 10/18/83 RL

This space for use for recording building and fire department stamps
Hampshire
State - Escrow - 10/18/83

24 186 065

DELIVER OR INSTRUCTIONS

NAME: ANN HOUSER
STREET: 5427 LEE AVENUE
CITY: DOWNERS GROVE, ILL.

RECORDER'S OFFICE BOX NUMBER: 15

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

UNIT 18B
1325 NORTH STATE PARKWAY
CHICAGO, ILLINOIS 60610

Prepared by Amalgamated Trust & Savings
Bank, Land Trust Dept., 100 S. State St.
Chicago, Illinois 60603
By KATHARINE E. BLUMENTHAL

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This deed is executed by the party of the first part, as Trustees, 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, mortgages or other liens or encumbrances 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.

By [Signature] AMALGAMATED TRUST & SAVINGS BANK
Assistant Vice President
Attest: [Signature] Assistant Secretary

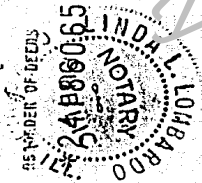
STATE OF ILLINOIS }
COUNTY OF COOK } ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named Assistant Vice-President and Assistant Secretary of the AMALGAMATED TRUST & SAVINGS BANK, an Illinois Banking Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instruments 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 acts, and as the free and voluntary act of said banking corporation, as Trustees, for the uses and purposes therein set forth; and the said Assistant Secretary did also then and there acknowledge that he, as custodian of the corporate seal of said banking corporation, did affix the said corporate seal of said banking corporation to said instrument as his own free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the uses and purposes therein set forth.

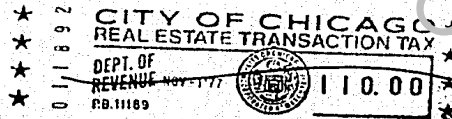
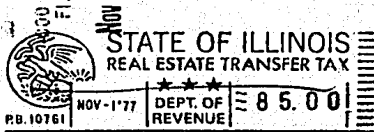
Given under my hand and Notarial Seal this 26th day of October, 1977

[Signature]
Notary Public

My commission expires November 20, 1979



CCOK
CO. NO. 116



20.58

110.00

END OF RECORDED DOCUMENT