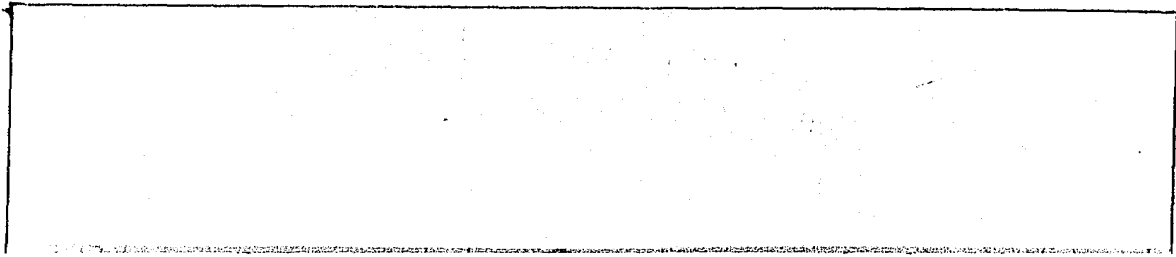


UNOFFICIAL COPY



ILLINOIS
TRUSTEE'S DEED
JAN 30 9 00 AM '78

24 303 582

RECORDED OF DEEDS
*24303582

Form 16-12

1408013

Joint Tenancy

The above space for recorders use only

3 3 0 0

THIS INSTRUMENT, made this 3RD day of JANUARY, 1978, between EXCHANGE NATIONAL BANK OF CHICAGO, a national banking association, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 5TH day of FEBRUARY, 1963, and known as Trust Number 15475, party of the first part, and

SHASHI AGARWAL AND ANIL K. AGARWAL, wife and husband

party of the second part

Address of Grantee(s): 716 Arbor Drive, Iowa City, Iowa 52240

This instrument was prepared by the Trust Department, Exchange National Bank of Chicago, La Salle & Adams Streets, Chicago, Ill. 60690. HAROLD Z. NOVAK, SENIOR VICE PRESIDENT

WITNESSETH, That said party of the first part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby convey and quitclaim unto said parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in COOK County, Illinois, to-wit:

LEGAL DESCRIPTION CONVEYED UNIT 306 TOGETHER WITH AN UNDIVIDED 1.08% IN THE COMMON ELEMENTS ATTACHED ON THE REVERSE SIDE HEREOF.

10.00

483502
65-98-120 SIMS

together with the tenements and appurtenances thereto 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.

- SUBJECT TO:
1. Taxes for 1977 and subsequent years.
 2. Declaration of Condominium recorded as document 4129255, as amended by document 24234295.
 3. Building lines and easements of record.

This deed is executed in full and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in 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 (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of this deed.

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 Senior Vice President Trust Officer and attested by its Assistant Trust Officer, a day and year first above written.

EXCHANGE NATIONAL BANK OF CHICAGO, As Trustee as aforesaid.

By [Signature] Senior Vice President--Trust Officer
Attest [Signature] Assistant Trust Officer

STATE OF ILLINOIS } SS. J. L. KHILL a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT
COUNTY OF COOK }
Senior Vice President--Trust Officer of EXCHANGE NATIONAL BANK OF CHICAGO, and
J. L. KHILL

NOTARY PUBLIC
COUNTY OF COOK, ILL.

Assistant [Signature] Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Senior Vice President--Trust Officer and Assistant 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 Bank, for the uses and purposes therein set forth; and the said Assistant Trust Officer did also there and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 10th day of January, 1978
[Signature]
Notary Public

DELIVERY INSTRUCTIONS
NAME Shashi and Anil Agarwal
STREET 4900 N. Marine Drive
UNIT Unit 306
CITY Chicago, Illinois
OR
RECORDER'S OFFICE BOX NUMBER _____

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
4900 N. Marine Drive
Unit 306
Chicago, Illinois
BOX 533

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
Document Number
24 303 582

UNOFFICIAL COPY

RIDER ATTACHED HERETO IS EXPRESSLY
MADE A PART HEREOF

24304582

Unit No. 306 as delineated on Survey of the following described real estate:

That part of Lots 15, 16, 17, 29, 30 and 31 and the public alleys vacated by Ordinance recorded August 13, 1947 as document 14122453 (taken as one tract) all in Block 2 in George K. Spoor's Subdivision of Block 4 of Conarroe's Resubdivision of that part of Argyle lying South of the center line of Argyle Street in the South East fractional quarter of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, which lies East of the East line of the alley dedicated by plat recorded August 13, 1947 as document 14122452 and South of a line described as follows: Commencing at a point on the East line of said alley dedicated by the plat recorded August 13, 1947 as document 14122452, 155.33 feet North of the South line of the above described tract (said South line being the north line of Ainslie Street) thence East on a line parallel to and 155.33 feet North of the South line of said tract, a distance of 255.01 feet to its intersection with the Easterly line of said tract (said Easterly line being the Westerly line of Marine Drive) (excepting therefrom that part thereof dedicated by plat recorded October 24, 1947 as document 14176442.

which survey is attached as Exhibit A to a Declaration of Condominium made by the EXCHANGE NATIONAL BANK OF CHICAGO, as Trustee under Trust Agreement dated February 5, 1963, and known as Trust 19476, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 24129255; together with an undivided 1.08 percent 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; together with Amendment recorded December 13, 1977, as Document No. 2423429).

The party of the first part also hereby grants to said 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 aforesaid Declaration, and the 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 instrument is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration and the same as though the provisions of said Declaration were recited and stipulated at length herein.

END OF RECORDED DOCUMENT