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TRUSTEE'S DEED

25457118

Form 2459 Rev. 5-77

Individual

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1255654

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THIS INDENTURE, made this 2nd day of November, 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 24th day of January, 1979, and known as Trust Number 45688 party of the first part, and Caroline Kraemer, a widow and not since remarried, of 6551 Seward Street, Niles, Illinois 60648 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:

EXHIBIT "A"

BALLARD POINT CONDOMINIUMS LEGAL DESCRIPTION - DEEDS

Unit E-210 in the Ballard Point Condominium, as delineated on a survey of the following described real estate:

PART OF THE SOUTH WEST ¼ OF THE SOUTH WEST ¼ OF SECTION 14 AND PART OF THE SOUTH EAST ¼ OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS,

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded with the Recorder of Deeds as Document No. 25261198 and filed with Registrar of Titles as Document No. 3133750 together with its respective undivided percentage interest in the common elements.

Grantor also hereby grants to grantee, its 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 of Condominium, 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 and the right to grant said rights and easements in conveyances and mortgages of said remaining property.

This 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.

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Property of Cook County Clerk's Office

As legally described in Exhibit "A" attached hereto and made a part hereof and commonly known as Unit E-210 at Ballard Point Condominiums, Cook County, Illinois.

The Tenant, if any, of this Unit has either waived or has failed to exercise his right of first refusal to purchase this Unit, or had no such right of first refusal, pursuant to the Illinois Condominium Property Act, or is the purchaser thereof.

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, behoof and behalf, forever, of said party of the second part.

This instrument prepared by:

Daniel M. Harris
625 N. Michigan Avenue
Chicago, Illinois 60611

This deed is executed by the party of the first part as Trustee, on or behalf, 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 recited, and of every other power and authority therewith existing. This deed is made subject to the terms of all trust deeds and/or mortgages upon said real estate, if any, recorded or to be recorded in said county.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto 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 shown on the face hereof.



By _____ VICE PRESIDENT
Attest _____ ASSISTANT SECRETARY

STATE OF ILLINOIS,
COUNTY OF COOK

} SS.

THIS INSTRUMENT
PREPARED BY

AMERICAN NATIONAL BANK
AND TRUST COMPANY
OF CHICAGO
11 N. LA SALLE
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 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 purposes therein set forth; and the said Assistant Secretary then and there acknowledged that he acted as Assistant Secretary of said National Banking Association as a custodian of the corporate seal of said National Banking Association, and that he affixed the said seal to said instrument as said Assistant Secretary's voluntary act and as the free and voluntary act of said National Banking Association for the purposes therein set forth.

Given under my hand and Notary Seal.

John W. Boyd



Transfer Tax Stamps Affixed to Doc # 3160810

DELIVER BY INSTRUCTIONS

NAME
STREET
CITY
Mr. David A. Teune
Brandel, Johnson and Erickson
1625 Sherman Road
Northbrook, IL 60062

OR

RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Unit No. E-210

8923 Knight

Des Plaines, Illinois 60016

25457118

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1980 MAY 14 PM 3 26

COOK COUNTY CLERK'S OFFICE

MAY-14-80 3 02 237

25457118 -- REC

11.00

Property of Cook County Clerk's Office

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3160810

MAY 14 2 40 PM '80
REGISTRAR OF TITLES

DELIVER TO
3160810

Mr. David J. Lewis,
Brandel, Johnson &
Erickson
1625 Sherman Rd.
Mt. Prospect, IL 60056

IN DUPLICATE
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END OF RECORDED DOCUMENT