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THE TERRACE SQUARE CONDOMINIUM

TRUSTEE'S DEED

10.00

THIS DEED is made as of this 1st day of March, 1980, between LA SALLE NATIONAL BANK, Chicago, Illinois, a national banking association, not personally, but as Trustee under the provisions of a certain Trust Agreement dated the 20th day of January, 1978, and known as Trust No. 53789 ("Grantor") and Kevin W. Grotting & Janet K. Grotting ("Grantee").

WITNESSETH, that Grantor, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee, not as Joint Tenants, but as Joint Tenants, the following described real estate situated in Cook County, Illinois, together with the tenements and appurtenances thereunto belonging:

Unit No. 128-2L in The Terrace Square Condominium, as delineated on the survey of the following described real estate: Part of the West Half of South East Quarter of Section 10, 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 in the office of the Cook County, Illinois Recorder as Document Number 25132652, together with its undivided percentage interest in the Common Elements.

Grantor also hereby grants to Grantee, his, her or their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said real estate set forth in the aforesaid Declaration, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining real estate described therein, and the right to grant said rights and easements in conveyances of said remaining real estate.

This Trustee's 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.

TO HAVE AND TO HOLD the same unto said Grantee, and to the proper use, benefit and behoof, forever, of said Grantee.

This Deed is executed by Grantor, as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling

THE TENANT, IF ANY, OF THE UNIT CONVEYED BY THIS DEED HAS EITHER WAIVED OR HAS FAILED TO EXERCISE HIS EXCLUSIVE RIGHT TO PURCHASE SAID UNIT OR HIS RIGHT OF FIRST REFUSAL TO PURCHASE SAID UNIT OR HAD SUCH RIGHT TO EXCLUSIVELY PURCHASE OR RIGHT OF FIRST REFUSAL PURSUANT TO THE PROVISIONS OF THE ILLINOIS CONDOMINIUM PROPERTY ACT OR THE VILLAGE OF NILES CONDOMINIUMS AND CONDOMINIUM CONVERSION ORDINANCE.

GRANTEE [OR ONE OF THE PERSONS COLLECTIVELY REFERRED TO AS GRANTEE OR ONE OF THE BENEFICIARIES OF GRANTEE (IF GRANTEE IS A TRUST)] IS A TENANT PURCHASER AS DEFINED IN THE AFORESAID DECLARATION OF CONDOMINIUM, AND GRANTEE IS THEREFORE PURCHASING THE ABOVE-DESCRIBED REAL ESTATE SUBJECT TO THE DEVELOPER'S OPTION TO PURCHASE SUCH REAL ESTATE AS PROVIDED IN PARAGRAPH E OF ARTICLE IX OF THE AFORESAID DECLARATION OF CONDOMINIUM.

IN WITNESS WHEREOF, Grantor has caused its corporate seal to be affixed hereto, 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.



Assistant Secretary

LA SALLE NATIONAL BANK, as Trustee, as aforesaid, and not personally

By: [Signature] Assistant Vice President

new  
ST 67-46-573  
68841

CO. NO. 016  
54513  
STATE OF ILLINOIS  
RECORDER OF DEEDS  
CHICAGO  
SEP 23 1980  
1725  
1725  
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CANCELLED

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STATE OF ILLINOIS )  
                          ) SS  
COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that James A. Clark Vice President, of LA SALLE NATIONAL BANK, and L. A. MUELLER Assistant Secretary thereof, personally known to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered 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 said Assistant Secretary did also then and there acknowledge that said Assistant Secretary, as custodian of the corporate seal of said Bank, did affix said corporate seal of said Bank to said instrument as said Assistant Secretary's 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 15<sup>th</sup> day of September, 1975.

*[Signature]*  
Notary Public

MY COMMISSION EXPIRES:  
7/28/84

DELIVERY INSTRUCTIONS:  
J.T. CARL  
205 LaSalle 735  
Dep 22 60603

ADDRESS OF GRANTEE:  
642 LaSalle Ave  
Chicago, Ill. 60602

ADDRESS OF PROPERTY: 61-Box 533  
Unit 9-28-24  
Des Plaines, Illinois

This instrument was prepared by:  
Merle A. Teitelbaum, Esq.  
Greenberger, Krauss & Jacobs,  
Chartered  
180 North LaSalle Street  
Chicago, Illinois 60601  
(312) 346-1300

**BOX 533**

COOK COUNTY CLERK'S OFFICE  
RECORDS & DEEDS  
SEP 22 1975

*[Signature]*  
RECORDS & DEEDS  
25582862

END OF RECORDATION