

Paid NCIS 1799 1983

25598107

Seal of Cook County, Illinois, Recorder of Deeds, 25598107

TRUSTEE'S DEED

This document prepared by C. RICHARD MC CABE, NORTHBROOK TRUST & SAVINGS BANK, 1250 Sherman Road, Northbrook, Ill.

COOK COUNTY, ILLINOIS, REC'D SEP 25 AM 10:28

The above space for recorder's use only

THIS INDENTURE made this 25th day of August, 1980, between NORTHBROOK TRUST & SAVINGS BANK, a corporation duly organized and existing as a banking corporation 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 bank in pursuance of a certain Trust Agreement, dated the 2nd day of October, 1979, and known as Trust Number LT-1905, party of the first part, and PHYLLIS CHEEVER, divorced and not since remarried,

of Pioneer Bank & Trust Co., 4000 W. North Ave., Chicago, Ill. parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN (\$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:

SEE ATTACHED LEGAL DESCRIPTION.

SUBJECT TO: Declaration of Condominium, provisions of the Condominium Property Act of Illinois; general taxes for 1979-80 & subsequent years; special taxes or assessments if any, for improvements not yet completed; installments, if any, not due at the date hereof of any special tax or assessment for improvements heretofore completed; building lines & building & liquor restrictions of record; zoning & building laws and ordinances; public utility easements; public road and highway easements for private roads; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium; covenants, restrictions of record as to use & occupancy; party wall rights and agreements, if any.

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, benefit and enjoyment, forever, of said party of the second part.

This deed is executed by the parts 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 thereto enabling, SUBJECT, HOWEVER, to the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county, all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate, building lines, building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Law and Ordinance, mechanic's liens, claims, if any, easements of record, if any, and rights and claims of parties in possession.

IN WITNESS WHEREOF the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice-President and Assistant Cashier, the day and year first above written.

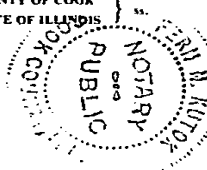


NORTHBROOK TRUST & SAVINGS BANK as Trustee, as aforesaid, and not personally.

10.00

Signatures of Robert M. Cabre (Vice-President) and Helen M. Kuntz (Assistant Cashier)

COUNTY OF COOK STATE OF ILLINOIS



FERN N. LUTOK, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT THE ABOVE NAMED Vice-President of NORTHBROOK TRUST & SAVINGS BANK, a banking corporation, and THAT THE ABOVE NAMED Assistant Cashier of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Vice-President and Assistant Cashier, 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 Trustee, for the uses and purposes therein set forth and the said Assistant Cashier did also then and there acknowledge that he/she, 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/her own free voluntary act, and as the free voluntary act of said banking corporation as Trustee, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 19th day of August, 1980, Fern N. Lutok, Notary Public

Cook County REAL ESTATE TRANSACTION TAX REVENUE STAMP SEP 25 1980 PA. 11480 \$58.75

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE \$50.75

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1023 Sussex Drive, Northbrook, Ill. 60062

For information only insert street address of above described property

Return to: Box 22 - PIONEER BANK & TRUST COMPANY 4000 W. NORTH AVENUE CHICAGO, ILLINOIS 60639

7.22386

UNOFFICIAL COPY

PARCEL 1:

Unit Number 1023 Building 10, in Pheasant Creed Condominium Association Number 3, as delineated on survey of part or parts of the following described Parcel of real estate (hereinafter referred to as Parcel); Lot 'B' in White Plains Unit Number 7, being a Subdivision in Section 8, Township 42 North, Range 12 East of the Third Principal Meridian, which survey is attached as Exhibit 'B' to Declaration of Condominium made by Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated January 2, 1977 and known as Trust Number 1068750, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document 23959365 as amended from time to time, together with its undivided percentage 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), in Cook County, Illinois

ALSO

PARCEL 2:

Easements appurtenant to and for the benefit of Parcel 1 as set forth in Pheasant Creek Association Declaration of Covenants, Conditions and Restrictions dated March 5, 1974 and recorded March 8, 1974 as Document 22648909, as amended from time to time, and as created by Deed from Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated January 2, 1977 and known as Trust Number 1068750 to Katherine Walczak Drew dated April 6, 1978 and recorded April 14, 1978 as Document 24403674, for ingress and egress in Cook County, Illinois.

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END OF RECORDED DOCUMENT