

UNOFFICIAL COPY

TRUSTEE'S DEED

25624696

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Sidney R. Olson
RECORDER OF DEEDS

Form 2459 Rev. 5-77

0701200904

Individual

1980 OCT 15 PM 2:48

25624696

The above space for recorder's use only

03 110 016

THIS INDENTURE, made this 29th day of AUGUST 1980 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 5th day of OCTOBER 1978, and known as Trust Number 44072, party of the first part, and WILLIAM L. MUELLER, JR., 2014 POST OAK ROAD, SCHAUMBURG, ILLINOIS 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:

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF:

together with the encumbrances and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the heirs, assigns, benefit and behoof, forever, of said party of the second part.

10.00

This deed is executed by the party of the first part, as Trustee, on of record, 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. This deed is made subject to the liens of all trust deeds and/or mortgages 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 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 date first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, on of record, and not personally.



By _____ VICE PRESIDENT

Attest *J. Meenan* ASSISTANT SECRETARY

STATE OF ILLINOIS,
COUNTY OF COOK

SS.

THIS INSTRUMENT PREPARED BY J. MICHAEL O'NEILL, Notary Public, State of Illinois, and Trust Company of Chicago, 33 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 such 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 uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary is custodian of the corporate seal of said National Banking Association caused the corporate seal of said National Banking Association to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth.

Given under my hand and Notary Seal.

Date 10-15-80

Notary Public

Adela J. Bann

NAME William L. Mueller
STREET 2014 Post Oak place
CITY Schaumburg, Ill. 60196
OR

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

INSTRUCTIONS RECORDER'S OFFICE BOX NUMBER

BOX 533

CANCELLED
STATE OF ILLINOIS
RECORDER OF DEEDS
COOK COUNTY
25624696
Document Number

702925 Hwy 291 86 69

EXHIBIT A

2014 POST OAK PLACE

Townhouse No. 2014 Post Oak Place, Schaumburg, Illinois,
legally described as follows:

PARCEL 1: That part of the Southeast Quarter of the Southwest Quarter of Fractional Section 1, Township 41 North, Range 10 East of the Third Principal Meridian, bounded by a line described as follows: Commencing at the Southwest corner of the Southeast Quarter of said Fractional Section 1; thence South $89^{\circ} 40' 04''$ West, along the South line of the Southwest Quarter of Fractional Section 1, aforesaid, 78.23 feet; thence North $16^{\circ} 23' 38''$ West, 68.06 feet, to a point of curvature; thence Northwesterly along a curved line, being the arc of a circle convex Westerly, tangent to the last described line, and having a radius of 355.00 feet, an arc distance of 115.95 feet; thence South $87^{\circ} 40' 49''$ East, at right angles to the tangent of the last described course, 53.92 feet; thence North $00^{\circ} 03' 38''$ West, 20.07 feet; thence South $89^{\circ} 56' 22''$ West, 10.03 feet; thence North $00^{\circ} 03' 38''$ West, 17.46 feet to the point of beginning of the parcel to be described; thence North $00^{\circ} 03' 38''$ West, 17.44 feet; thence North $89^{\circ} 56' 22''$ East, 36.87 feet; thence South $00^{\circ} 03' 38''$ East, 10.27 feet; thence North $89^{\circ} 56' 22''$ East, 3.16 feet; thence South $00^{\circ} 03' 38''$ East, 7.24 feet; thence South $89^{\circ} 56' 22''$ West, 40.03 feet to the point of beginning in Cook County, Illinois.

PARCEL 2: Easement appurtenant to and for the benefit of Parcel 1, as set forth in the Declaration of Covenants, Conditions and Restrictions and Easements for Walden Townhouse Association dated November 2, 1978 and recorded November 2, 1978 as Document 24700075, for ingress and egress, in Cook County, Illinois.

PARCEL 3: Easement appurtenant to and for the benefit of Parcel 1 as set forth in the Grant recorded as Document 21218271, the Declaration recorded as Document 21218272 and as created by the Deed recorded as Document 21218273, for ingress and egress, in Cook County, Illinois.

Grantor also hereby grants to Grantee, its successors and assigns, all rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Covenants, Conditions, Easements and Restrictions and of Intention to Form the Walden Townhouse Association.

This conveyance 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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END OF RECORDED DOCUMENT