

UNOFFICIAL COPY

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TRUSTEE'S DEED

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THIS INDENTURE, made this 23rd day of December 1980, between EXCHANGE NATIONAL BANK OF CHICAGO, a national banking association, 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 Trust Agreement dated the 18th of April 1959 and known as Trust Number 22650, party of the first part, and JOHN HAUPER, A Married Man, party of the second part. Grantee's Address: 801 N Clark, Chicago IL 60610.

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 the said party of the second part, JOHN HAUPER the following described real estate, situated in Cook County Illinois, to wit:

Unit No. 216 in the 511 W. Melrose Condominium, as delineated on a survey of the following described real estate: That part of Lot 2 and all of Lot 3 in George Van Hollens Subdivision of part of the North 1/2 of Lot 2 of the Assessor's Division of Lots 27 and 28 in Pine Grove in Fractional Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, described as follows: Commencing at the North West corner of Lot 3 aforesaid thence running East on the North Line of said Van Hollens Subdivision aforesaid 61 feet and 6 inches thence in a Southeasterly direction to a point in the South line of Lot 2 aforesaid 69 feet East of the South West corner of said Lot 3 thence West on the South line of said Lots 2 and 3 to the South West corner of said Lot 3 thence Northerly along the West line of said Lot 3 to the point of beginning, in Cook County, Illinois; which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document No. 25715402, together with its undivided percentage interest in the common elements.

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

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part forever.

Subject to: a) current general real estate taxes; b) special city or county taxes or assessments, if any; c) easements, covenants, restrictions and building liens of record; d) encroachments, if any; e) applicable zoning and building laws or ordinances; f) acts done or suffered by party of the second part; g) Condominium Property Act of Illinois; h) Declaration of Condominium Ownership and all amendments thereto; i) Chapter 100.2 of the Municipal Code of Chicago; j) existing leases, if any; k) rights of public or quasi-public utilities, if any; l) laundry room lease.

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REAL ESTATE TRANSACTION TAX

COOK COUNTY

STATE OF ILLINOIS

DEPARTMENT OF REVENUE

9.00

76.00

REAL ESTATE TRANSACTION TAX

CHICAGO

DEC 23 1980

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THE TENANT, IF ANY, OF THIS UNIT EITHER WAIVED OR HAS FAILED TO EXERCISE HIS RIGHTS OF FIRST REFUSAL TO PURCHASE THIS UNIT, OR HAD NO SUCH RIGHT OF FIRST REFUSAL.

This deed is executed by the party 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 delivered to said trustee and the trust agreement above mentioned. This deed is made subject to the lien of all trust deeds and/or mortgages and assignments of rents and related security instruments 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 hereto affixed and has caused its name to be signed to these presents by the duly authorized officers set forth below, the day and year first above written.

EXCHANGE NATIONAL BANK OF CHICAGO
as Trustee, as aforesaid, and not personally

By Michael D. Goodman
Vice President

Attest Mario V. Gotangco
Assistant Trust Officer



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STATE OF ILLINOIS)
) S.S.
COUNTY OF COOK)

I, the undersigned, a Notary Public in for said County in the state aforesaid, DO HEREBY CERTIFY THAT MICHAEL D. GOODMAN, Vice President of the EXCHANGE NATIONAL BANK OF CHICAGO and MARIO V. GOTANGCO, Assistant Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such officers 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 Bank, for the uses and purposes therein set forth; and the said Trust Officer, did also then and there acknowledge that he, as custodian of the corporate seal of said bank, did affix the 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 17th day of May, 1981.

Mary Ann Krauchunas
Notary Public



My Commission Expires: My Commission Expires December 13, 1983

THIS INSTRUMENT WAS PREPARED BY: NANCY H. HOLT
21 W. Elm St., Chicago, Illinois 60610

MAIL TO: JOHN HAUPER
801 N Clark
Chicago IL 60610



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END OF RECORDED DOCUMENT