

Property Clerk's Office

TRUSTEE'S DEED

25916251

THIS INDENTURE, MADE THIS 1ST DAY OF SEPTEMBER, 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 BANK IN PURSUANCE OF A CERTAIN TRUST AGREEMENT DATED THE 5TH DAY OF JANUARY, 1980, AND KNOWN AS TRUST NO. 48916, GRANTOR, AND

CHARLES M. KLEIN AND Nancy E. Klein, HIS WIFE

GRANTEE(S), as Joint tenants and not as tenants in common

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, THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN COOK COUNTY, ILLINOIS, TOGETHER WITH THE TENEMENTS AND APPURTENANCES THEREUNTO BELONGING:

UNIT NO. 912J IN CARL SANDBURG VILLAGE CONDOMINIUM NO. 1 AS DELINEATED ON A SURVEY OF LOT 1 (EXCEPT THE NORTH 85.00 FEET AND THE EAST 30.00 FEET THEREOF); LOT 2 (EXCEPT THE SOUTH 56.30 FEET OF THE WEST 175.50 FEET THEREOF); LOT 3 AND THAT PORTION OF GERMANIA PLACE LYING WEST OF THE WEST LINE OF THE SAID EAST 30.00 FEET OF LOT 1 EXTENDED SOUTH TO THE NORTH LINE OF SAID LOT 2; ALL IN CHICAGO LAND CLEARANCE COMMISSION NO. 3; BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS AND VACATED ALLEYS IN BRUNSON'S ADDITION TO CHICAGO AND CERTAIN RESUBDIVISIONS, ALL IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 25382049 AND REGISTERED AS DOCUMENT NO. LR 3179558 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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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 AFURESAD DECLARATION, AS AMENDED FROM TIME TO TIME, AND IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS ("HOMEOWNER'S DECLARATION") RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 24917788 AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TURENS TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. LR3085871 AND LR3095449, AS AMENDED FROM TIME TO TIME, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION AND THE HOMEOWNER'S DECLARATION FOR THE BENEFIT OF THE REMAINING REAL ESTATE DESCRIBED THEREIN.

THIS TRUSTEE'S DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS, COVENANTS AND RESERVATIONS CONTAINED IN SAID DECLARATION AND THE HOMEOWNER'S DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION AND THE HOMEOWNER'S DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN; AND LIMITATIONS AND CONDITIONS IMPOSED BY THE CONDOMINIUM PROPERTY ACT OF ILLINOIS.

TO HAVE AND TO HOLD THE SAME UNTO SAID GRANTEE, AND TO THE PROPER USE, BENEFIT AND BEHOUF, 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 TERMS OF SAID DEED OR DEEDS IN TRUST AND 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 HEREBY, HAS EITHER WAIVED OR HAS FAILED TO EXERCISE HIS RIGHT OF FIRST REFUSAL TO PURCHASE SAID UNIT OR HAD NO SUCH RIGHT OF FIRST REFUSAL PURSUANT TO THE PROVISIONS OF THE ILLINOIS CONDOMINIUM PROPERTY ACT AND CHAPTER 100.2 OF THE MUNICIPAL CODE OF CHICAGO.

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.

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AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE, AS AFURESAID, AND NOT PERSONALLY

BY: *P. Johansen* VICE PRESIDENT Trust Officer



STATE OF ILLINOIS )  
COUNTY OF COOK ) SS:

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT ~~P. H. Johansen~~ Peter H. Johansen TRUST OFFICER VICE PRESIDENT, AND ~~SUZANNE G. BAKER~~ ASSISTANT SECRETARY, OF THE AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, GRANTOR, 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 THE 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 THE SAID ASSISTANT SECRETARY THEN AND THERE ACKNOWLEDGED THAT SAID ASSISTANT SECRETARY, AS CUSTODIAN OF THE CORPORATE SEAL OF SAID BANK, CAUSED THE CORPORATE SEAL OF SAID BANK 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 BANK, FOR THE USES AND PURPOSES THEREIN SET FORTH.

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GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 11th DAY OF May, 1981.

*Margaret J. Pearson*  
NOTARY PUBLIC



MY COMMISSION EXPIRES:  
My commission expires November 29, 1984

DELIVERY INSTRUCTIONS:  
EDWARD W. Nicewick  
OTO NISEN, ELLIOTT, + MEIER  
ONE N. LASALLE  
CHICAGO, IL 60602

ADDRESS OF GRANTEE:  
1360 N. SANDBURG TERR.  
# 1508  
CHICAGO, IL 60610

ADDRESS OF PROPERTY:  
UNIT 912J  
1560 N. Sandburg Terrace  
CHICAGO, ILLINOIS 60610

THIS INSTRUMENT WAS PREPARED BY:  
HERBERT A KESSEL, ESQ.  
RUDNICK & WULFE  
30 NORTH LASALLE STREET  
CHICAGO, ILLINOIS 60602  
(312) 368-4040

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