

25107417

TRUSTEE'S DEED

BOOK 001 P. 22 ILLINOIS
FILED & RECORDED

24998176

RECORDED FOR SCHEM

Form 2591

07/01/79

JUN 11 1979 2 27 PM
Joint Tenancy

The above space for recorder's use only

*24998176

64-75-107-696-36-102

THIS INDENTURE, made this 3rd day of May, 1979, 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 Fourth day of July, 1978, and known as Trust Number 43500, party of the first part, and Mark D. Gebhardt and Marlene R. Gebhardt, his wife, 1912 Prairie Square, 12A, Schaumburg, Illinois 60195, parties 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, not in tenancy in common but in joint tenancy, the following described real estate, situated in Cook County, Illinois:

Lot 12, Block 36 of the Village Code of Schaumburg.

This Indenture is attested by: *Carol Russo*
Jill Jean Toner
Cheryl ...

together with the elements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever, not in tenancy in common, but in joint tenancy,

subject only to:

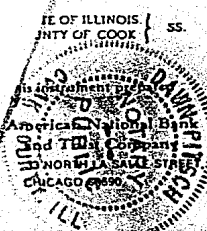
(See Exhibit B attached hereto and made a part hereof.)

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 and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereto existing. This deed is made subject to the liens of all trust deeds and/or mortgages upon the 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 year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, as aforesaid, and not personally,

By *[Signature]* VICE PRESIDENT
Attest *[Signature]* ASSISTANT SECRETARY



I, the undersigned, Notary Public, do hereby certify that the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National Banking Association, Grantor, personally, 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, as 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.
[Signature]

Date MAY 15 1979

Notary Public

NAME Mark and Marlene Gebhardt
STREET 1912 Prairie Square, 12A
CITY Schaumburg, Illinois 60195

OR

Unit 12A, 1912 Prairie Square
Schaumburg, Illinois 60195

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER 533

25107417
24998176
STATE OF ILLINOIS
DEPARTMENT OF REVENUE
RECORDS & TAXES
CHICAGO, ILLINOIS 60601

66-95-100 E 196361472

LATER DATE
INDEXED

PRE 2001

Property of Cook County Clerk's Office

State of Illinois
County of Cook

I, the undersigned, a Notary Public in and for said County and State
aforesaid DO HEREBY CERTIFY that the above named Michael Whelan Vice President
and Peter Johansen 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 Assistant Secretary
then and there acknowledged that said Assistant Secretary, as 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

13th day of August
1979

[Signature]
Notary Public

PS107417

UNOFFICIAL COPY

EXHIBIT A

PARCEL 1:

UNIT NO. 12A IN THE WALDEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF FRACTIONAL SECTION 1 TOGETHER WITH PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF SECTION 12, BOTH IN TOWNSHIP 41 NORTH, RANGE 10 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 24764365 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 80A, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 24764365

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCELS 1 AND 2, AS SET FORTH IN THE GRANT RECORDED AS DOCUMENT 21218271, THE DECLARATION RECORDED AS DOCUMENT 21218272, AS MODIFIED BY DOCUMENT 21314070, AND AS CONFIRMED BY GRANT RECORDED AS DOCUMENT 21314484, AS AMENDED BY DOCUMENT 21324390.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, 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 DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR 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 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 HERE.

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EXHIBIT B

1. real estate taxes for the current year and the previous year not then due;
2. utility easements, easements, covenants, restrictions and building lines of record and party wall rights and agreements;
3. Declaration of Condominium for Walden Condominium, including all amendments and exhibits thereto;
4. Illinois Condominium Property Act;
5. Schaumburg Village Code;
6. existing leases and tenancies;
7. applicable zoning and building laws and ordinances;
8. roads and highways, if any;

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COOK COUNTY ILLINOIS
FILED FOR RECORD
AUG 26 '79 10 46 AM

Richard A. Khan
REGISTRAR OF DEEDS

*25107417

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT