

UNOFFICIAL COPY

25170969

TRUSTEE'S DEED

STATE OF ILLINOIS
COUNTY OF COOK

RECORDED

007994 6717987

Form 2591

JOINT TENANCY 15 10 11 AM

The above space for recorder's use only

25170969

007994 6717987

17-03-203

THIS INDENTURE, made this 7 day of August, 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 7th day of February, 1979, and known as Trust Number 45792 party of the first part, and Bernard J. Golan & GWENDOLYN E. GOLAN 330 W. Diversey Chicago, IL 60614 PARTIES of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and No/100th (\$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:

As legally described in Exhibit "A" attached hereto and made a part hereof, and commonly known as Unit 2310, at the Two East Oak Condominium, 2 E. Oak Street, Chicago, Illinois.

\$ 36.00 PAID
C.C.I. REV. STAMP

JB

This Instrument Prepared by:
Nicholas P. Black
120 S. LaSalle St. #500
Chicago, IL 60603

1 Dec

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, FOREVER, NOT IN TENANCY IN COMMON BUT IN JOINT TENANCY.

Pursuant to Section 30 of the Illinois Condominium Property Act and Chapter 100.2 of the Municipal Code of Chicago, the tenant, if any, of this Unit, either:

- (1) waived his right of first refusal to purchase the unit, or
- (2) failed to exercise his right of first refusal to purchase the unit, or
- (3) had no right of first refusal to purchase the unit, or
- (4) is the purchaser of the unit.

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 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 hereto 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 personally,



By

Nicholas P. Black

VICE PRESIDENT

Attest

J. J. ...

ASSISTANT SECRETARY

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 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, 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.

AUG 13 1979
Date

Annie G. Baker
Notary Public

MY COMMISSION EXPIRES JUNE 28, 1983

DELIVERY INSTRUCTIONS

NAME Guy Bacci
STREET 7222 W. Cermak #409
CITY L Chgo, IL
OR

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Unit 2310, Two East Oak Street

Chicago, Illinois

RECORDER'S OFFICE BOX NUMBER

533

CANCELLED
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
100.00
25170969
Document Number

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EXHIBIT "A"

UNIT 2310 IN THE TWO EAST OAK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF BLOCK 6 IN THE SUBDIVISION BY THE COMMISSIONERS OF THE ILLINOIS AND MICHIGAN CANAL OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, 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 25-035-273 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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 AFORESAID DECLARATION OF CONDOMINIUM AND IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT 24 889 082 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 AND THE RIGHT TO GRANT SAID RIGHTS AND EASEMENTS IN CONVEYANCES AND MORTGAGES OF SAID REMAINING PROPERTY.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATIONS THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATIONS WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF THE UNIT, IF ANY, HAS WAIVED OR FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL TO PURCHASE THE UNIT OR HAD NO RIGHT OF FIRST REFUSAL TO PURCHASE THE UNIT UNLESS THE TENANT IS THE PURCHASER.

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END OF RECORDED DOCUMENT