

UNOFFICIAL COPY

25174120

TRUSTEE'S DEED

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Sidney K. Olson
RECORDER OF DEEDS

1979 OCT -2 PM 2:45

25174120

COOK COUNTY, ILLINOIS
CD. NO. 016

Form 2459 Rev. 5/77 1703/02 Individual

The above space for recorders use only

21012

THIS INSTRUMENT, made this 15th day of September, 1979, between AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a corporation 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 25th day of May, 1979, and known as Trust Number 46629 party of the first part, and Edith H. Fitts,

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 attached Rider

\$ 27.80 PAID
C. C. I. REV. STAMP

This document was
Prepared by:
Peter A. Beta
1419 N. Parkway
Chicago, Illinois

SUBJECT TO:

- (1) Real estate taxes for 1979 and subsequent years.
- (2) Covenants, conditions and restrictions of record.
- (3) Easements existing or of record.
- (4) Encroachments, if any.
- (5) The Declaration of Condominium Ownership

10.00

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof, of said party of the second part.

The tenant, if any, of the Unit has either waived or failed to exercise the right of first refusal to purchase the Unit or had no such right of first refusal under the provisions of the Illinois Condominium Property Act or Chapter 100.2 of the Municipal Code of Chicago.

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 thereunto 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 those 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 _____

VICE PRESIDENT

Attest _____

ASSISTANT SECRETARY

STATE OF ILLINOIS,
COUNTY OF COOK } SS.

THIS INSTRUMENT
PREPARED BY

AMERICAN NATIONAL BANK
AND TRUST COMPANY
OF CHICAGO
33 N. LA Salle
CHICAGO, ILLINOIS

PREPARED BY: PETER A. BETA
BETA
ONE IBM PLAZA
CHICAGO, IL

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.

Date, SEP 26 1979

William Moore
Notary Public

D NAME Edith H. Fitts
E STREET 920 Eddy Court
L CITY Wheaton, Illinois

OR

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER

BOX 533

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

CANCELLED
OFFICE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
2127.50

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
890.00

Document Number
25174120

1407300

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RIDER TO TRUSTEE'S DEED

Unit 205 in 1419 North State Parkway
Condominium as delineated on the survey of the following
described real estate:

The North 5 feet of Lot 28 and all of Lot 29 and
the South 20 feet of Lot 30, in Block 3 in the
Catholic Bishop of Chicago Lake Shore Drive
Condominium in Chicago, in Section 3, Township 39
North, Range 14, East of the Third Principal
Meridian, all in Cook County, Illinois,

which survey is attached as Exhibit "D" to the Declaration
of Condominium Ownership for 1419 North State Parkway,
recorded as Document 25174130 together with its 4.32%
undivided percentage interest in the common
elements.

Party of the first part also hereby grants to parties 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 Declaration, and party of the
first part reserves to itself, its successors and assigns,
the rights and easements set forth in the 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 of said
Declaration were recited and stipulated at length herein.

25174130

END OF RECORDING DOCUMENT