

UNOFFICIAL COPY

TRUSTEE'S DEED

25213289

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1979 OCT 29 AM 10: 00

Sidney A. Olson
RECORDER OF DEEDS

25213289

Property of

COOK
CO. NO. 016

1
2
3
4
OCT 29 1979
REVENUE
DEPT OF REVENUE
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
23.75

16-11 0869

The above space for recorders use only

THIS INDENTURE, made this 24TH day of SEPTEMBER, 1979, between EXCHANGE NATIONAL BANK OF CHICAGO, a national banking association, 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 1ST day of APRIL, 1979, and known as Trust Number 35213 party of the first part, and FRANK E. NELSON

party of the second part.

Address of Grantee(s): 2015 Jarvis, Chicago, Illinois

This instrument was prepared by the Trust Department Exchange National Bank of Chicago, La Salle & Adams Streets, Chicago, Ill. 60690. SANFORD K. WITZ, FIRST VICE PRESIDENT

WITNESSETH, That said party of the first part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby convey and quitclaim unto said party of the second part, the following real estate, situated in COOK County, Illinois, to-wit:

LEGAL DESCRIPTION CONVEYING UNIT 412 ATTACHED AS A RIDER HERETO

LEGAL DESCRIPTION FOR WINCHESTER CONDOMINIUM

Unit 412, as delineated on survey of the following described parcel of real estate:

Lots 29 through 32, inclusive, in Block 1 in Murphy's addition to Rogers Park, a Subdivision of that part of the South East 1/4 of Section 30, Township 41 North, Range 14, East of the Third Principal Meridian, lying North of the Indian Boundary Line and West of the Center Line of Greenbay Road (except that part thereof deeded to Mary A. Murphy and School Lot and Railroad Right of Way), in Cook County, Illinois;

which survey is attached as Exhibit A to the Declaration of Condominium, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document 25159251, together with its undivided percentage interest in the Common Elements.

Grantor also hereby grants to Grantee(s), their successors and assigns, as rights and easements appurtenant to the above real estate, the rights and easements for the benefit of said property, set forth in the Declaration of Condominium, aforesaid.

This deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration of Condominium, the same as though the provisions of said Declaration were recited and stipulated at length herein.

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.

1405004

OCT 26 67-47-714E

25213289

UNOFFICIAL COPY

Property of Cook County Clerk's

\$ 23⁷⁵ PAID
C. C. I. REV. STAMP *OK*

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

SUBJECT TO: Real estate taxes for the year 1979 and subsequent years, Condominium Property Act of the State of Illinois, Easements, Covenants and Restrictions of record, Condominium Declaration and Documents of record, and existing lease, if any.

This deed is executed pursuant to and in exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county gives to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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 its Vice President—Trust Officer and attested by its Assistant—Trust Officer, the day and year first above written.

By *[Signature]* Vice President—Trust Officer
Attest *[Signature]* Assistant—Trust Officer



CITY OF CHICAGO
DEPT. OF
RECORDS & CLERK
REAL ESTATE TRANSACTION TAX
Document Number
25213289

DELIVERY

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER

Raymond J. Langer
30 West Washington
Chicago, IL
OR 60602

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

BOX 533

11⁰⁰

UNOFFICIAL COPY

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, APHRODITE PAPAYIOHANNIS, a Notary Public in and for Cook County, in the State of Illinois, HEREBY CERTIFY, THAT

BEN A. ROSEN

Vice President—Trust Officer of EXCHANGE NATIONAL BANK OF CHICAGO, and

VINCENT B. BOWLER

Assistant ~~Cashier~~—Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such. Vice President—Trust Officer and Assistant ~~Cashier~~—Trust Officer 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 ~~Cashier~~—Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said 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 24th day of September, 1979

Aphrodite Papayiohannis
Notary Public



25213289

END OF RECORDED DOCUMENT