

UNOFFICIAL COPY

BUSINESS DEED

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Sidney R. Olson
RECORDER OF DEEDS

25 305 302

1980 JAN -4 AM 11:03

The above space for 25-305-302

Form 2459 Rev. 5-77

THIS INDENTURE, made this 19th day of November, 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 14th day of November, 1979, and known as Trust Number 48207, party of the first part, and ROSE ANNE PEKNY, 33 North Dearborn, Chicago, IL

party of the second part.

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

Unit No. 308 & 309 A in the 1205 W. Sherwin Condominiums as delineated on a survey of the following described real estate:

PARCEL 1:

LOT 1 and that part of the north 1/2 of lot 15 lying south of and adjoining said lot 1 in the resubdivision of block 15 in Birchwood Beach, a subdivision of part of Section 29, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois,

ALSO

PARCEL 2:

LOT 8 (except the easterly 50 feet thereof) in block 12 in the resubdivision of blocks 11 and 12 in Birchwood Beach, in Section 29, Township 41 North, Range 14 East of the Third Principal Meridian, according to the plat thereof recorded as Document 1656551 in Book 56 of Plats, Page 4, all in Cook County, Illinois; which survey is attached as Appendix A to the Declaration of Condominium recorded as Document No. 25252253 together with its 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 aforementioned Declaration, and party of the first part 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 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.

The tenant of this unit has either waived, failed to exercise or had no right of first refusal.

14C3049 67-51-665 4/5 Signed

25 305 302
Recorder's Office

see rider attached hereto and made a part hereof

★ ★ ★ ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
 DEPT. OF REVENUE
 JAN-4-76
 PA.11188
 = 85.00

3097.00
 This Instrument Prepared
 By: Kenneth Brewer
 Hanson & Niles, P.C.
 33 North Dearborn Street
 Chicago, Illinois 60602

485

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 heirs, assigns, benefit and behoof, forever, of said party of the second part.

The tenant of this unit, if any, has either waived or failed to exercise his right of first refusal to purchase the unit, or had no such right of first refusal.

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 of Trust in Trust and the provisions of said Trust Agreement above mentioned and of every other power and authority hereunto enabling it to do so and subject to the liens of all trust deeds and/or mortgages upon 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 aforesaid to these presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the said party of the first part.



By _____
 Assistant Secretary
 AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, INC.
 as Trustee, as aforesaid, and as

STATE OF ILLINOIS, } SS.
COUNTY OF COOK }

THIS INSTRUMENT PREPARED BY

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

NAME: Robert S. Brennan
 STREET: 1715 S. Belmont
 CITY: Chicago 60611
 ADDRESS: 1205 West Sherwin

DELIVERY INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER 607-133

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25 305 302

FOR INFORMATION ONLY
 THESE CHECKS REPRESENT
 DESCRIBED PROPERTY HEREIN

Chicago, Illinois