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TRUSTEE'S DEED

75-392 010

Edmund F. Olson

RECORDING DEEDS

COOK
CO. NO. 015

MAR 14 1979

25392010

1: 9 9 6 7

Form 2591

2409224

Joint Tenancy

The above space for recorders use only

THIS INDENTURE, made this 13th day of December, 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 19th day of March, 1979, and known as Trust Number 46068 party of the first part, and CHARLES M. DENNISON and MARIA DENNISON, 3301 W. 61st Place, Chicago, Illinois 60629, 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, to-wit:

See Exhibit 1 attached hereto and made a part hereof.

together with the tenements 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 TO THE FOLLOWING: 1) Taxes for 1980 and subsequent years; 2) Reservation of easements of record; 3) Restrictions, covenants and conditions of record; 4) The Illinois Condominium Property Act.

THIS INSTRUMENT PREPARED BY
MICHAEL J. BAYLOR
Attorney at Law
400 WEST LUNDIE ROAD
BUFFALO GROVE, ILL. 60089

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 recited, 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 in 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, or otherwise, and personally



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

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

This instrument prepared by:
American National Bank
and Trust Company
33 NORTH LA SALLE STREET,
CHICAGO 60690

Given under my hand and Notary Seal.

[Signature]

DELIVERY INSTRUCTIONS
NAME Robert A. Korenkiewicz
STREET 4192 Archer Ave.
CITY Chicago, IL 60643
OR
RECORDER'S OFFICE BOX NUMBER

Unit 2075 & P-39
9540 S. Mayfield

Oak Lawn, IL

BOX 533

CANCELLED
OFFICE OF ILLINOIS
STATE ESTIMATE TRANSFER TAX
4 1980 x 8 1-2775

CANCELLED
Cook County
MAR 14 1980 DATE TRANSACTION TAX
2775

25 392 010

EXHIBIT 1

Unit No. 207S and Covered Parking Space No. P-39 in Stonegate Condominium as delineated on the survey of the following described parcel of real estate:

Lot 30 in Shady Oaks Subdivision of part of the North East 1/4 of Section 8, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

which survey is attached as Exhibit A to the Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated March 19, 1979 and known as Trust No. 46068, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 5375294; together with its respective undivided percentage interest in the Common Elements as set forth in said Declaration of Condominium Ownership, together with the tenements and appurtenances thereunto belonging.

Subject to (a) current general real estate taxes for the current year and the previous year not currently due; (b) special taxes or assessments for improvements not yet completed; (c) utility easements, easements, covenants, conditions, restrictions and building lines of record and party wall rights and agreements; (d) terms, provisions and conditions of said Declaration of Condominium Ownership and the By-Laws of Stonegate Condominium Association, an Illinois not-for-profit association, including all amendments and exhibits thereto; (e) the Illinois Condominium Property Act and Article XIV of Chapter 26 of the Code of Ordinances of the Village of Oak Lawn, Illinois; (f) existing leases and tenancies; (g) applicable zoning and building laws and ordinances; (h) roads and highways, if any; and (i) acts done or suffered by or judgments against party of the second part, or anyone claiming by, through or under party of the second part, including, but not limited to the mortgage documents of the party of the second part.

Party of the first part also hereby grants to party of the second part, its successors and assigns, as rights and easements appurtenant to the above conveyed real estate, the rights and easements for the benefit of said property set forth in said Declaration of Condominium Ownership and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration of Condominium Ownership 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, restrictions, conditions, covenants and reservations contained in said Declaration of Condominium Ownership the same as though the provisions of said Declaration of Condominium Ownership were recited and stipulated at length herein.

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL OR HAD NO RIGHT OF FIRST REFUSAL WITH RESPECT TO THE UNIT OR IS THE PURCHASER OF THE UNIT.

392 0110

END OF RECORDED DOCUMENT