

UNOFFICIAL COPY

TRUSTEE'S DEED

26030802

Form 2459 Rev. 5-77

Individual

The above space for recorders use only

Part 1 164125 book
1072 P.5

THIS INDENTURE, made this 24th day of September, 19 81, 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 10th day of November, 19 80, and known as Trust Number 51294 party of the first part, and Stephen T. Spencer, a bachelor

100

party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten (\$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 legal description

TRUSTEE'S DEED
LEGAL DESCRIPTION RIDER
FOR
THE COURTLAND CONDOMINIUM

Unit No. 821-65 in the COURTLAND CONDOMINIUM, as delineated on a survey of the following described real estate:

Lots 4 and 5 and the East 1/2 of Lot 6 in Holley and Smith's Subdivision of Lot 18 and of Sub Lots 1 and 2 in Scoville's Subdivision of Lot 17 in Kettlestring's Subdivision of land in the South East corner of the North West 1/4 of Section 7, Township 39 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 recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 25987008, together with its undivided percentage interest in the Common Elements.

26030802

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 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 Condominium 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.

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Doc # 26030802
1/10/81

Property of COOK COUNTY CLERK'S OFFICE

Prepared by:
 Lawrence I. Berlin
 Lawrence I. Berlin, Ltd.
 1921 St. Johns Avenue
 Suite 220
 Highland Park, Illinois 60035
 (312) 433-6903/960-1750

COOK COUNTY ILLINOIS
 FILED FOR RECORD
 1981 OCT 19 AM 9:55

Stanley H. Olson
 RECORDED DEEDS
 26030802

together with the tenements and appurtenances thereto belonging.
 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.
 If the Grantee herein is not the tenant of the above Unit in possession, or his nominee, at the time of the service of the notice of intent to convert, then such tenant 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.

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 not personally.

By _____ VICE PRESIDENT
 Attest _____ ASSISTANT SECRETARY



This space for affixing riders and revenue stamps

26030802

Document Number

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

THIS INSTRUMENT
 PREPARED BY
PETER JOHANSEN
 AMERICAN NATIONAL BANK
 AND TRUST COMPANY
 OF CHICAGO
 33 N. LASALLE
 CHICAGO, ILLINOIS

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, 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, *Margaret J. Hansen*

Date: 10/19/81
Notary Public

DELIVERY INSTRUCTIONS

NAME | RONALD TUTT
 STREET | TUTT & KODNER
 CITY | 173 W. MADISON #1004
 | CHICAGO ILL
 | 60602

OR

RECORDER'S OFFICE BOX NUMBER 15

FOR INFORMATION ONLY
 INSERT STREET ADDRESS OF ABOVE
 DESCRIBED PROPERTY HERE

821 West Lake Street
 Apartment G
 Oak Park, Illinois

UNOFFICIAL COPY

Property of Cook County Clerk's Office

26030802

012249
REVENUE DEPT. OF REVENUE
STAMP
PAID
REAL ESTATE TRANSACTION TAX
Cook County

144093
COOK COUNTY, ILL.
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
OCT 13 91
\$185.00

* * * * *
012247
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
OCT 13 91
\$185.00

END OF RECORDED DOCUMENT