

UNOFFICIAL COPY

26 158 878

This Indenture, Made this 17th day of February 19 82

between LAKE SHORE NATIONAL BANK, a national banking association, (formerly Lake Shore Trust and Savings Bank, an Illinois corporation,) 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 August 20, 1970, and known as Trust Number 2380, party of the first part, and Mary E. Wagner, a widow,

of 1719 Grove Street, Glenview, Illinois, party of the second part.

Witnesseth, that said party of the first part in consideration of the sum of Ten Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in the County of Cook, and State of Illinois:

See attached EXHIBIT "A" for legal description.

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 forever of said party of the second part.

See attached EXHIBIT "A" for additional terms and conditions.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1982 MAR -2 AM 10: 27

Lidney N. Olson

RECORDER OF DEEDS

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This deed is executed pursuant to and in the 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 all unpaid general taxes and special assessments, to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof, and to all building, building line and other restrictions of record, if any.

In Witness Whereof, said party of the first part has caused this indenture to be signed in its name by its Vice-President and attested by its Assistant Secretary, and its corporate seal to be hereto affixed, the day and year first above written.

LAKE SHORE NATIONAL BANK,
as Trustee as aforesaid.

By *Nancy C. Putnam* Vice-President.

Attest *Dee J. Lee* Assistant Secretary.

STATE OF ILLINOIS
DEPARTMENT OF REVENUE
27.50
STATE TRANSACT. TAX
27.50

11.00

68-62-242-1415-129

CANCELLED
26 158 878

State of Illinois, }
COUNTY OF COOK } ss.

I, MARYANNE BABEC

A Notary Public, in and for said County, in the State aforesaid, DO

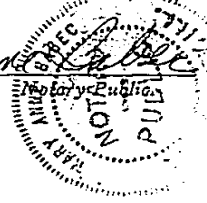
HEREBY CERTIFY, that NANCY C. PUTNAM
Trust Officer
the Vice-President, and KENNETH A. ZUBECK

the Assistant Secretary of the above named LAKE SHORE NATIONAL BANK, a national banking association, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such officers and to be such officers, appeared before me this day in person, and, being first duly sworn, said and acknowledged that they are such officers, that they respectively signed, sealed with the corporate seal and delivered said instrument as the free and voluntary act of said Lake Shore National Bank, and as their own free and voluntary act as such Vice-President and Assistant Secretary, respectively, by authority of the Board of Directors of said bank for the uses and purposes therein set forth, and that the seal affixed to said instrument is the corporate seal of said bank.

26 158 878

Given under my hand and Notarial Seal FEBRUARY 17, 1982

Mary Anne Babec



MAIL TO BOX 533

George W. Alexander L.T.A.
111 W. Washington St.
CHICAGO, ILL 60602

A.H.: MR. ALEXANDER Instrument prepared by:
George L. Kovacs, Esq.
Friedman and Koven
208 S. LaSalle Suite 900
Chicago, Illinois 60604

TRUSTEE'S DEED

LAKE SHORE NATIONAL BANK

As Trustee Under Trust Agreement

TO

LAKE SHORE NATIONAL BANK

Michigan Avenue at Ohio Street

CHICAGO, 11

LSNBLT'S REG-2N-547

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" EXHIBIT A "

UNIT 24 AND GARAGE UNIT G-18 IN CHURCHVIEW CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 2 IN BOUCHER'S CONSOLIDATION, SAID CONSOLIDATION BEING A RESUBDIVISION OF PART OF BLOCK 3 IN HUTCHINGS' ADDITION TO OAK GLEN (RECORDED MARCH 14, 1888 AS DOCUMENT 932154) AND ALSO OF LOTS 1, 2, 3, AND 4 TOGETHER WITH VACATED PRAIRIE COURT IN BOUCHER GARDEN COURTS (RECORDED OCTOBER 15, 1957 AS DOCUMENT 17038892) ALL OF SAID PREMISES BEING IN THE SOUTH WEST 1/4 OF THE NORTH EAST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID CONSOLIDATION RECORDED APRIL 5, 1961 AS DOCUMENT 18127682 IN COOK COUNTY, ILLINOIS (EXCEPT THEREFROM THE WEST 1.4 FEET OF THAT PART OF SAID LOT 2 IN BOUCHER'S CONSOLIDATION FALLING IN BLOCK 3 IN HUTCHINGS' ADDITION TO OAK GLEN AFORESAID) EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26149992 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, ITS 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 OF CONDOMINIUM, AFORESAID, AND GRANTOR 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, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

ALSO SUBJECT TO: GENERAL REAL ESTATE TAXES FOR 1981 AND SUBSEQUENT YEARS; MORTGAGE OR TRUST DEED AND RELATED SECURITY DOCUMENTS OF BUYER; EASEMENTS, COVENANTS, RESTRICTIONS AND BUILDING LINES OF RECORD; APPLICABLE ZONING AND BUILDING LAWS OR ORDINANCES; ACTS DONE OR SUFFERED BY BUYER OR ANYONE CLAIMING BY, THROUGH OR UNDER BUYER; CONDOMINIUM PROPERTY ACT OF ILLINOIS; DECLARATION OF CONDOMINIUM OWNERSHIP, EASEMENTS, RESTRICTIONS AND COVENANTS FOR THE CHURCHVIEW CONDOMINIUM AND DECLARATION OF BYLAWS FOR THE CHURCHVIEW CONDOMINIUM ASSOCIATION, AND ALL EXHIBITS AND AMENDMENTS THERETO; SPECIAL CITY OR COUNTY TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; TENANCIES, LEASES, LICENSES AND EASEMENTS AFFECTING THE COMMON ELEMENTS; EASEMENT FOR AUTOMOBILE PARKING AREA, ESTABLISHED BY DEED DATED JULY 2, 1958 AND RECORDED JULY 10, 1958, AS DOCUMENT NO. 17256738; LICENSE AGREEMENT DATED NOVEMBER 9, 1965, RECORDED NOVEMBER 23, 1965 AS DOCUMENT NO. 19664115 BETWEEN LaSALLE NATIONAL BANK, AS T/U/T 13739 AND CHICAGO TITLE AND TRUST COMPANY, AS T/U/T 37625.

THE PURCHASER OF THE ABOVE UNIT IS EITHER THE TENANT OR THE TENANT HAS WAIVED HIS/HER RIGHT OF FIRST REFUSAL JJD

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END OF RECORDED DOCUMENT