

UNOFFICIAL COPY

TRUSTEE'S DEED

26336456

Form 2459 Rev. 5-77

Individual

The above space for recorders use only

THIS INSTRUMENT, made this 13th day of August, 1982, 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 24th day of January, 1979, and known as Trust Number 45688 party of the first part, and Mary Ellen T. Larkin, of 7616 N. Oleott, Niles, Illinois, 60648 ^{sonster} party 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, the following described real estate, situated in Cook County, Illinois, to-wit:

EXHIBIT "A"

BALLARD POINT CONDOMINIUMS
LEGAL DESCRIPTION - DEEDS

Unit G-110 in the Ballard Point Condominium, as delineated on a survey of the following described real estate:

PART OF THE SOUTH WEST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 14 AND PART OF THE SOUTH EAST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS,

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded with the Recorder of Deeds as Document No. 25-261-198 and filed with Registrar of Titles as Document No. 31-33-750 together with its respective 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 aforementioned Declaration of Condominium, 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 and the right to grant said rights and easements in conveyances and mortgages of said remaining property.

26336456

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.

RETURN TO
Transfer Desk
12550R

67-53

Stamp: Filed to Dec. # 32700

Recorder's Office

Transfer Desk

125662

67-53

For

RECORDED

Property of Cook County Clerk's Office

4450788-3241

Transfer to

This instrument is subject to the provisions of the Illinois Transfer Tax Act.

26336156

As legally described in Exhibit "A" attached hereto and made a part hereof and commonly known as Unit G-110 at Ballard Point Condominiums, Cook County, Illinois.

The Tenant, if any, of this Unit has either waived or has failed to exercise his right of first refusal to purchase this Unit, or had no such right of first refusal, pursuant to the Illinois Condominium Property Act, or is the purchaser thereof.

together with the encumbrances 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, however, of said party of the second part.

This instrument prepared by: Brian Meltzer Schwartz & Freeman 401 North Michigan Avenue Chicago, Illinois 60611

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 thereunto enabling. This deed is made subject to the force 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: [Signature] VICE PRESIDENT

Attest: [Signature] ASSISTANT SECRETARY

STATE OF ILLINOIS, COUNTY OF COOK

ss.

THIS INSTRUMENT PREPARED BY

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO 23 N. LA SALLE 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, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as such Vice President and Assistant Secretary respectively, appeared before me on this day in person and acknowledged that they signed and delivered the said instrument, as the same is set forth, and as the free and voluntary act of said National Banking Association; and that I am 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, and as the free and voluntary act and as the free and voluntary act of said National Banking Association, for the purposes therein set forth.

Given under my hand and Notary Seal, [Signature] Date 8/20/82

Notary Public

DELIVER NAME: JAMES M. LARKIN STREET: 501 N. SACRAMENTO CITY: CHICAGO, IL 60612

OR

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY DESERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

Unit No. G-110

8894 Knight

Des Plaines, Illinois 60016

UNOFFICIAL COPY

RECORDED IN COOK COUNTY ILL. 1982 AUG 30 AM 11 26

AUG-30-82 634673 26336456 11.00

Property of Cook County Clerk's Office

11 82

26336456

16-110

3272441

AUG 30 11 00 AM '82

3272441

John Wilson
REGISTERED CLERK

DELIVER TO
side
UNIVERSITY

30
5/28/82

RETURN TO
Transfer Desk
378

END OF RECORDED DOCUMENT