

61028 Okm

TRUSTEE'S DEED

Form 2459 Rev. 5-77

Individual

30 APR 84 11:05

27063899

The above space for recorders use only

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10.00

THIS INDENTURE, made this ~~thirty~~ ^{twenty first} day of ~~April~~ ^{February}, 19 ~~84~~ ⁸⁴, 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 30th day of May, 19 79, and known as Trust Number 46656, party of the first part, and Gary J. Frontier, 305 Welleley Lane, Schaumburg, Illinois, 60193..... party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00..... Ten and no/100..... 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:

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE APR 30 '84 2.00 COOK COUNTY REAL ESTATE TRANSACTION TAX REVENUE STAMP APR 30 '84 20.00

"See attached legal description"

Unit 3A, 621 Tralee Court of Lakewood Condominium as delineated on plat of survey of a part of Lot 1631 in Section 2, Weathersfield Unit 16, being a subdivision in the Northwest 1/4 of Section 27, Township 41 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois; which plat of survey is attached as Exhibit "B" to Declaration of Condominium made by American National Bank and Trust Company of Chicago, a National Banking Association, as trustee under Trust Agreement dated May 30, 1979 and known as Trust No. 46656, recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 25252295, as amended from time to time, together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration as amended from time to time, which percentage shall automatically change in accordance with Amended Declarations as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

The deed is conveyed on the conditional limitation that the percentage of ownership in said Grantees in the Common Elements shall be divested pro tanto and vest in the Grantees of other Units in accordance with the terms of said Declaration and any Amended Declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the Common Elements pursuant to said Declaration, and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and all the terms of each Amended Declaration recorded pursuant thereto.

Grantor also hereby grants to Grantee, his heirs, successors, and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of the property set forth in the aforementioned Declaration, 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 herein.

This deed is subject to all rights, easements, restrictions, conditions, covenants, and reservations contained in said Declaration as though the provisions of said Declaration were recited and stipulated at length herein; and all other covenants, conditions, restrictions, and easements of record.

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 provisions of the Illinois Condominium Property Act.

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UNOFFICIAL COPY

Property of Cook County Clerk's Office

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

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 of the same mentioned, and of every other power and authority thereunto 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 hereunto affixed, and has caused the same to be signed to these presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the date of the year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, as aforesaid, and/or personally.



By _____ VICE PRESIDENT
Attest _____ ASSISTANT SECRETARY

STATE OF ILLINOIS,
COUNTY OF COOK

} ss.

THIS INSTRUMENT
PREPARED BY

K. PAPADAKOS

AMERICAN NATIONAL BANK
AND TRUST COMPANY
OF CHICAGO
33 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, Grantor, 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 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.

Kela Papadakis

Date 2/21/84

Notary Public

D E L I V E R Y INSTRUCTIONS
NAME MCNAMEE & MAHONEY
STREET 519 N. RTE 31
CITY LDUNDIE, IL. 60118
OR
RECORDER'S OFFICE BOX NUMBER 334

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Unit 3A
621 Tralee Court
Schaumburg, Il., 60193

This space for affixing riders and...

Instrument Number

27 063 899

END OF RECORDED DOCUMENT