

# UNOFFICIAL COPY

TRUSTEE'S DEED

INDIVIDUAL

COOK COUNTY, ILLINOIS 8

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GRANTOR, LYONS SAVINGS & LOAN ASSOCIATION, an Illinois Corporation, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a certain deed or deeds in trust duly recorded and delivered to said Illinois Corporation in pursuance of a certain Trust Agreement dated the First day of February, 1984 in Kewanee Trust Number 234 for and in consideration of the sum of TEN Dollars (10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto Richard M. Phillips, divorced and not since remarried of 336-G Ridge Avenue in the city of Evanston County of Cook State of Illinois the following described real estate, situated in Cook County, Illinois, together with the tenements and appurtenances thereto belonging, to-wit:

See Exhibit "A" attached hereto and made a part thereof.

11.00

Cook County  
REAL ESTATE TRANSACTION (A)  
REVENUE STAMP  
30.75  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
30.75  
JUL 28 1985  
DEPT. OF REVENUE

PERMANENT INDEX NUMBER: 11-30-108-034; 035; 036; and 037.

TO HAVE AND TO HOLD the abovescribed property forever

This deed is executed by the Trustee, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of a deed or deeds in trust duly recorded and the provisions of said Trust Agreement, those authorized, and of every other power and authority thereunto enabling, subject, however, to the liens of all trust deeds and/or mortgages upon said real estate, of any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of all kind, pending litigation, if any, affecting the said real estate; building lines, building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; zoning and building laws and ordinances, mechanics' lien claims, if any; easements, if any, of record, if any, and rights and claims of parties in possession.

IN WITNESS WHEREOF, the Grantor has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its (Executive) (Assistant) (Vice President) (Trust Officer) and attested by its (Secretary) (Assistant) (Vice President) (Trust Officer) this 15th day of August, 1985.

LYONS SAVINGS & LOAN ASSOCIATION  
as Trustee, as aforesaid, and not personally.

By Marilyn D. Marsh  
(Assistant) (Vice President) (Trust Officer)

Attest: W. Wilson S. Hale  
(Assistant) (Vice President) (Trust Officer)

STATE OF ILLINOIS }  
COUNTY OF COOK } ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DOUBRAY CURTIS, that the above named (Executive) (Assistant) (Vice President) (Trust Officer) and (Secretary) (Assistant) (Vice President) (Trust Officer) of LYONS SAVINGS & LOAN ASSOCIATION, an Illinois Corporation, Grantor, personally known to me to be the actual persons whose names are subscribed to the foregoing instrument as such (Assistant) (Vice President) (Trust Officer) and (Secretary) (Assistant) (Vice President) (Trust Officer) and (Assistant) (Vice President) (Trust Officer) respectively, appeared before me on 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 Illinois Corporation for the uses and purposes therein set forth, and the said (Executive) (Assistant) (Vice President) (Trust Officer) then and there acknowledged that said (Assistant) (Vice President) (Trust Officer), as custodian of the corporate seal of said Illinois Corporation, caused the corporate seal of said Illinois Corporation to be affixed to said instrument as the free and voluntary act of said (Executive) (Assistant) (Vice President) (Trust Officer) and as the free and voluntary act of said Illinois Corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal 15th day of August, 1985.

Marilyn D. Kralover  
Notary Public

My Commission Expires

3/89

MAIL TO:

WILLIAM J. LAPIDES  
5301  
DEMPSTER  
EVANSTON, ILLINOIS

DOCUMENT PREPARED BY  
Marilyn D. Marsh

SEND SUBSEQUENT TAX BILLS TO  
RICHARD M. PHILLIPS  
336-G RIDGE AVE.  
EVANSTON, ILLINOIS

ADDRESS OF PROPERTY  
336-G Ridge Avenue  
Evanston, IL 60202  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED

85 159 502  
DOCUMENT NUMBER

STI 85 04096

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

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Unit 336-G together with the right to use Garage-Space  
(Parking Space) P-10, in Williamsburg Manor Condominium  
as delineated on the plat of survey of the following described  
parcel of real estate:

Lots 1, 2, 3 and 4 in Block 3 in Austin's Ridge Subdivision in South Evanston  
in Section 30, Township 41 North, Range 14 East of the Third Principal  
Meridian, in Cook County, Illinois, which survey is attached as Exhibit "B" to  
the Declaration of Condominium recorded as document 27482066, together with  
100 per cent of the common elements, as defined and set forth in said  
Declaration and Survey,

Grantor also hereby grants to Grantee(s), and the successors  
and assigns of the Grantee(s), 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, 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.

The Tenant, if any, of the Unit conveyed hereby, has either  
waived or has failed to exercise his right of first refusal or  
option to purchase said Unit or had no such right of first  
refusal or option pursuant to the Illinois Condominium Property  
Act.

This Deed is subject to: Real Estate Taxes not yet due and  
payable; Condominium Property Act of the State of Illinois; Condo-  
minium Declaration; covenants, conditions and restrictions and  
building lines then of record; acts done or suffered by Purchaser;  
existing tenancies, if any; and special taxes or assessments for  
improvements not yet completed and drainage district or other  
assessments or installments thereof not due at the time of closing  
(collectively referred to as the "Permitted Exceptions")

WILLIAMSBURG MANOR DEED

85 159 502