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Form 2459 Rev. 5-77

Individual

The above space for recorders use only

, 1985 day of November . between THIS INDENTURE, made this llth 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 1st , 1981 , and known as Trust Number 54186 December day of party of the first part, and Ronald R. Peterson, 9001 North Luna Ave.,

Morton Grove, Illinois 60053

party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100s _____Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, County, Illinois, to-wit: the following described real estate, situated in Cook

See Exhibit 1. attached hereto and made a part hereof

04-08-200-030-107

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 behoot, lorever, of said party of the second part.

This deed is subject to the items listed on Exhibit B attached hereto and made a part hereof.

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This deed is executed by the party of the first part, as Trustue, 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 aid frust Agreement above mentioned, and of every other power and authority thereunic enabling. This deed is made subject to the fions of all frust 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 had caused its name to be signed to these presents by one of its Vice Presidents or its Assistant Vice Presidents and affected by its Assistant Secretary, the day and your first above written. AMERICAN NATIONAL BANK AND THUST COMPANY OF CHICAGO

SHILL ING LOSTORAIS SEAL

Attest

CE PRESIDENT ASSISTANT SECRETARY

aloregaid, and not personally,

STATE OF ILLINOIS, COUNTY OF COOK

SS.

THIS INSTRUMENT PREPARED BY

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO 33 N. LASALLE CHICAGO, ILLINOIS

L, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named in the County and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRYST COMPANY OF CHILANGO, A National Banking Association, Grantor, personally known to me to be the same persons whose papers are subscribed to the foregoing instrument as in person and acknowledged that they signed and delivered the said instrument of the tree 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 the corporate seal of said National Banking Association for the uses and purposes therein set forth; and the corporate seal of said National Banking Association as a susted the corporate seal of said National Banking Association 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.

NOV 2 5 1985

Loetta m. Sovero Re Notary Public

D	NAME (Ronald R. Peterson
_	STREET	Jenner & Block
E L	STHEET	One IBM Plaza
I V	CITY	Chicago, Illinois 60611
V	1	

FOR INFORMATION ONLY INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

3050 Pheasant Creek Unit #106

Northbrook, Illinois 60062

E R

INSTRUCTIONS

RECORDER'S OFFICE BOX NOMBEX 333

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UNOFFICIAL COPY

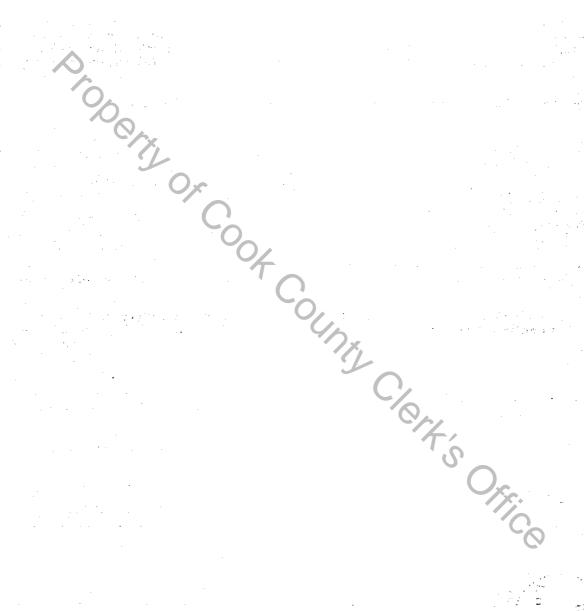




Exhibit A

Legal Description

Parcel 1:

Unit 2-106B and Parking Space no. 52 in Pheasant Creek Condominium Number 5, as delineated on a survey of the following described real estate:

Parts of Lots A and B in White Plaines Unit No. 7, being a subdivision in Section 8, Township 42 North, Range 12, East of the Third Principal Meridian, together with part of 2 agres conveyed to F. Walter, December 4, 1849, as document 24234, all in Cook County, Illinois, which survey is attached as Exhibit C to the Declaration of Condominium recorded as document 25459822, together with its undivided percentage interest in the common elements

Parcel 2:

Easement for ingress and egress for the benefit of Parcel 1 as set forth in the Declaration of Covenants, Conditions, and Restrictions for the Pheasant Creek Association recorded as document 22648909, as supplemented from time to time, and in the Declaration of Easement recorded as document 25459821 and 25926881.

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Stoperity of County Clerk's Office



Exhibit B

Subject to: (1) Declaration of Condominium

- (2) Provisions of the Condominium Property Act of Illinois
- (3) General taxes for 1984 and subsequent years
- (4) Special taxes or assessments, if any, for improvements not yet completed
- (5) Installments, if any, not due at the date hereof of any special tax or assessment for improvements heretofore completed
- (6) Building lines and building and liquor restrictions of record
- (7) Zoning and building laws and ordinances
- (8) Private, public and utility easements
- (9) Public roads and highways
- (10) Installments due after the date of closing of assessments established pursuant to the Declaration of Condominium
- (11) Covenants and restrictions of record as to use and occupancy
- (12) Party wall rights and agreements, if any

UNOFFICIAL COPY

The County Clark's Office