

UNOFFICIAL COPY

TRUSTEE'S DEED

COOK COUNTY, ILLINOIS 8 6 4 86468331
FILED FOR RECORD
1986 OCT -9 PM 3:18
86468331

Form T-14

The above space for recorder's use only

0000
CO. NO. 016

THIS INDENTURE, made this 25th day of September, 1986, between PARKWAY BANK AND TRUST COMPANY, an Illinois banking corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated the 12th day of September, 1985, and known as Trust Number 7417, party of the first part, and PARKWAY BANK & TRUST COMPANY as trustee under provisions of a trust agreement dated 9-19-86 and known as Trust No. 7967

part y of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$10.00)-----dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said part y of the second part.

the following described real estate, situated in Cook County, Illinois, to-wit:

SEE RIDER ATTACHED AND MADE A PART HEREOF

12.00

JAN # 09-20-201-011-0000
09-20-201-023-0000
09-20-201-024-0000

SUBJECT TO: Real estate taxes for the year 1986 and subsequent years.

together with the tenements and appurtenances thereunto belonging.

To Have and to Hold the same unto said part y of the second part

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN.

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 the lien of every trust deed or mortgage of any kind, not of record in said county, given to secure the payment of money and remaining unperfected at the date of the delivery hereof.

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 its Senior Vice President—Trust Officer and assisted by its Assistant Vice President—Asst. Trust Officer, the day and year first above written.

THIS INSTRUMENT PREPARED BY
B. H. SCHREIBER
4500 NORTH HARLEM AVENUE
HARWOOD HEIGHTS, IL 60656

PARKWAY BANK AND TRUST COMPANY
as Trustee as aforesaid

By *[Signature]* Senior Vice President—Trust Officer
and *[Signature]* Assistant Vice President—Asst. Trust Officer

STATE OF ILLINOIS }
COUNTY OF COOK }

the undersigned,

A Notary Public in and for said County in the State aforesaid (19119) CERTIFY that

B. H. Schreiber

Senior Vice President—Trust Officer of PARKWAY BANK AND TRUST COMPANY, and

Diane Y. Peszynski

Assistant Vice President and Asst. Trust Officer of said Corporation, (Indebtedly) advised to me to be the same persons whose names are subscribed to the foregoing instrument as such. He, Vice President—Trust Officer and Assistant Vice President and Asst. Trust Officer, 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 Corporation, for the use and purposes therein set forth, and the said Assistant Vice President and Asst. Trust Officer did also, they and there acknowledge that he, as custodian of the corporate seal of said Corporation, did affix the said corporate seal of said Corporation to said instrument as their own free and voluntary act and as the free and voluntary act of said Corporation, for the use and purposes therein set forth.

Gave unto my hand and Notarial Seal this 25th day of Sept. 1986

[Signature]
Notary Public

My Commission Expires Apr. 4, 1987

NAME JEROME LECHOWSKI
STREET 1436 Thacker #308
CITY DES PLAINES, IL 60016
INSTRUCTIONS Box 333-B-22

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Unit 308, 1436 Thacker
Des Plaines, Illinois

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
41.00

COOK COUNTY
REAL ESTATE TRANSACTION TAX
41.00



41.00

66468331

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

PARCEL 1:

UNIT NO. 303 in the Pearson House Condominiums as delineated on the Plat of Survey for the following described Parcel of real estate:

That Part of Lot 130 (except the Northeasterly 24 feet as measured along the Southeasterly line thereof and except that part of said Lot 130 falling in Center Street in the Town of Rand (now Des Plaines), being the South 1/2 of the Southwest 1/4 of Section 16, part of the East 1/2 of the Southeast 1/4 of Section 17, the Northeast 1/4 of Section 20 and the Northwest 1/4 and part of the Northeast 1/4 of Section 21 all in Township 41 North, Range 12, East of the Third Principal Meridian, bounded and described as follows: Beginning at the Southeast Corner of Said Lot 130 and running thence Northeasterly along the Southeasterly line of said Lot, 72.08 feet to a point 24 feet Southwesterly of the most Easterly corner of said Lot; Thence Northwesterly parallel with the Northeasterly line of said Lot 130 (being also along the Southwesterly line of aforesaid Northeasterly 24 feet of said Lot), 274.50 feet to the Southeasterly line of said Center Street; Thence Southwesterly along said Southeasterly line of said Center Street, 101.95 feet to a point 125.95 feet Southwesterly as measured along said Southeasterly line of Center Street of the Northeasterly line of said Lot 130; Thence Southeasterly at right angles to the Southeasterly line of Center Street, 90.52 feet; thence South along a line drawn at right angles to the North line of Thacker Street, a distance of 77.87 feet to said North line of Thacker street, being also the South line of said lot 130; thence East along said South line of Lot 130, 169.90 feet to the point of beginning in Cook County, Illinois.

PARCEL 2:

The exclusive right to the use of parking space 37 and storage locker 27 limited common elements, as delineated on the survey attached to the Declaration aforesaid recorded as Document No. 86369826

Grantor, also hereby grants to the 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 herein.

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.

This Deed is subject to real estate taxes for the year 1985 and subsequent years and to all easements of record.

Permanent Index Numbers: 09-20-201-011, 09-20-201-023 and 09-20-201-024

Property Address: 1436 E. Thacker, Des Plaines, Illinois

86468331

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

00400001

Rider attached to trustee's Deed dated 9-25-86
from PARKWAY BANK & TRUST COMPANY, as Trustee under the provisions
of a deed or deeds in trust, duly recorded and delivered to said
company in pursuant of a trust agreement dated 9-12-85
and known as Trust No. 7417 to
PARKWAY BANK & TRUST COMPANY
as Trustee under the provisions of a trust agreement dated
9-19-86 and known as Trust No. 7967

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO
CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN. THE POWERS AND
AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE AS FOLLOWS:

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide the said premises of any part thereof, to be hereinafter described, and to execute any subdivision of part thereof, and to resubdivide said premises as often as desired, to contract to sell, to grant options to purchase, to sell, to lease, to convey, to convey or without consideration, to convey said premises of any part thereof to a successor or successors of trust and to grant to such successor or successors in trust all of the said estate, powers and authorities herein in said trustee to donate, to dedicate, to mortgage, to pledge or to otherwise encumber said premises of any part thereof, to lease said property or any part thereof, from time to time, in possession or reversion, to lease to consecutive or successive periods, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant leases to, for and to renew or extend leases and options to purchase the whole or any part of the reversion and its interest respecting the manner of having the amount of present or future rentals, to partition or exchange said premises of any part thereof, for other real or personal property, to grant easements or charges in any kind, to release, convey or assign any right, title or interest in or about or pertaining appurtenant to said premises of any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for a person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In the case shall any party dealing with said trustee in relation to said premises, or to whom said premises of any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said premises, to be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity of execution of any grant and trustee to be obliged or charged to inquire into any of the terms of said trust agreement, and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said premises, shall be binding in evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, as if at the time of the delivery thereof the trust created by this instrument and by said trust agreement was in full force and effect, so that such conveyance or other instrument was executed in accordance with the trusts and terms and conditions contained in this instrument and in said trust agreement, or in any deed, mortgage, lease or other instrument and binding upon all beneficiaries thereunder, in that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and if the conveyance made to a successor or successors in trust, for said premises or successors in trust have been properly appointed and are fully vested with all the said estate, rights, powers, authorities, duties and obligations of trust or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them in any of them shall be in the earnings, dividends and proceeds arising from the sale or other disposition of said real estate, and such receipts are hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, dividends and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the register of title or Substrate thereof, or memorial, the words, in trust, or upon conditions, or with limitations, or words of similar import, in accordance with the trusts in this case made and provided.

86468331

UNOFFICIAL COPY

Property of Cook County Clerk's Office