

TRUSTEE'S DEED

MAR 14 1986

86102647

Form 2459 Rev. 5-77

Individual

The above space for recording use only

THIS INDENTURE, made this 7th day of March, 1986, 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 1st day of June, 1971, and known as Trust Number 25441, party of the first part, and NEW YORK BANK AND TRUST COMPANY OF CHICAGO,

an Illinois Banking Corporation 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:

Legal Description is set forth on Exhibit A attached hereto and made a part hereof and is subject to the items set forth on Exhibit B attached hereto and made a part hereof

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX \$02.00

12.00

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 use, 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 above mentioned, and of every other power and authority thereto enabling. This deed is made subject to the liens of all other 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 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

[Signature] Notary Public

MAR 11 1986

Notary Public

DELIVERY INSTRUCTIONS: NAME: This instrument was prepared by: Jeffrey N. Smith; STREET: Alzheimer & Gray; CITY: 333 West Wacker Drive, Suite 2600 Chicago, IL 60606

FOR INFORMATION ONLY: INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

2036-2040 North Clark Street Chicago, Illinois

RECORDER'S OFFICE BOX NUMBER: FOX 333 - HV

70-5389 D2 CITY OF CHICAGO REAL ESTATE TRANSACTION TAX

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT OF REVENUE 200.00 Cook County REAL ESTATE TRANSACTION TAX 200.00

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EXHIBIT A

PARCEL 1:

The North East 1/4 (except that part thereof taken and used for Lane Place) of Lot 4 in Christian Kuhn's Subdivision of Block 31 in the Canal Trustees' Subdivision of the North 1/2 and the North 1/2 of the South East 1/4 and the East 1/2 of the South West 1/4 of Section 33, Township 40 North, Range 14, East of the Third Principal Meridian

PARCEL 2:

That part of Sub-lot 3 lying East of Lane Place of the subdivision of Lot 3 in Christian Kuhn's Subdivision of Block 31 in the Canal Trustees' Subdivision aforesaid all in Cook County, Illinois.

Permanent Real Estate Index No. 14-33-208-005-0000 and 14-33-208-006-000 *W*

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EXHIBIT B

- (1) Covenants, conditions and restrictions of record.
- (2) Private, public and utility easements.
- (3) Existing leases and tenancies.
- (4) Special taxes or assessments for improvements not completed as of July 15, 1975.
- (5) Installments not due at the date hereof of any special tax or assessment for improvements heretofore completed.
- (6) General taxes for the current year and subsequent years.
- (7) Covenants and restrictions contained in the agreement dated May 18, 1929 and recorded April 30, 1930 as Document 10649236 by and between 2026-2030 in Clark Street Building Corporation, Corporation of Illinois, and S. M. Earling, wherein 2nd party in consideration of the consent of the 1st party to the construction of a garage on the property of the 2nd party agrees as follows:
 - (A) the Clark Street elevation of said garage shall be constructed of cut stone only and any future addition to said buildings at the Clark Street elevation thereof to be constructed of cut stone;
 - (B) the Lane Court elevation shall be constructed on face brick and cut stone.
- (8) Terms, conditions, provisions and limitations contained in ordinance recorded April 12, 1967 as Document 20107662 approving urban renewal plan for Lincoln Park Project I, and amendment approval recorded December 6, 1986 as Document 20696396.
- (9) Encroachment of sign over onto property four feet on east.
- (10) Encroachment of the south east brick face of the building located mainly on the property over onto the land South and adjoining by .33 feet as disclosed by survey dated November 13, 1985 by Milutin Propadovich.

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