

UNOFFICIAL COPY

TRUSTEE'S DEED

STATE OF ILLINOIS PUBLIC RECORDS TRANSACTIONS 86147888

RECEIVED
MAR 11 1986
\$ 10.00

86147888

Form 2459 Rev. 5-77

Individual

The above space for recorders use only

5/09/17/1986
X
EM

THIS INDENTURE, made this 25th 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 18th day of August, 1981, and known as Trust Number 53387 party of the first part, and Terry B. Shapiro and Marie L. Shapiro, his wife, not as tenants common but as joint tenants with right of survivor, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of (\$10.00) TEN -----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:

Units 205 & 305 respectively
Units 205 & 305, together with an undivided 3.60 & 3.63 % interest in the Common Elements in 1147 W. Ohio Condominium as delineated and defined in the Declaration recorded in the Office of the Recorder of Deeds of Cook County, Illinois, on November 22, 1982, as Document No. 26419202 as amended in Section 8, Township 39 North Range 14, East of the Third Principal Meridian, in Cook County Illinois.

17-08-237-033-1009 (AFFECTS UNIT 205) AND 17-08-237-033-1014 (UNIT 305)
Grantor also hereby grants to the Grantee, their successors and assigns, as rights and easements 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.

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

The tenant, if any, of the unit conveyed hereunder, either waived, failed to exercise, or had no right of first refusal to purchase the said unit.

Subject to:

- (a) Covenants, conditions, and restrictions of record;
- (b) Terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; *
- (c) Private, public, and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any; roads and highways, if any; *
- (d) Party wall rights and agreements, if any; *
- (e) Limitations and conditions imposed by the Condominium Property Act; *
- (f) Special taxes or assessments for improvements not completed; *
- (g) Any unconfirmed special tax or assessment; *
- (h) Installments not due at the date hereof for any special tax or assessment for improvements heretofore completed; *
- (i) General taxes not yet due and payable; *
- (j) Installments due after the date of closing of the Condominium; established pursuant to the Declaration of Condominium; *
- (k) Encroachments and other title defects over which endorsements are provided insuring grantee from loss; *

U. 205 & 305 > 17-08-237-033-1009
1014

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
RECEIVED
MAY 11 1986
\$ 55.00

86147888

VERY INSTRUCTIONS
CITY SOURCE 2401
Chicago, IL 60601 OR
RECORDER'S OFFICE BOX NUMBER

Unit 204
Chicago, Illinois

UNOFFICIAL COPY

12⁰⁰ MAIL

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$12.25
T#4444 TRAN 0306 04/16/86 14:34:00
#4813 # D *—86—147888

86 147888

UNOFFICIAL COPY

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INSTRUCTIONS
RECORDERS OFFICE BOX NUMBER 8 7 6 5 4 3 2 1

Chicago, Illinois
Unit 204
1147 West Ohio Street
FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

Chicago, IL 60601 OR
Suite 2401
180 North La Salle Street
Arthur Evans

Chicago, IL 60602
189 W. Madison Street
STEPHEN J. POKOJNY
PREPARED BY
THIS INSTRUMENT
COUNTY OF COOK
STATE OF ILLINOIS
} SS

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, and that the above named Vice President and Assistant Secretary, 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. 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, and that the above named Vice President and Assistant Secretary, 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.

Attest
By
VICE PRESIDENT
ASSISTANT SECRETARY



AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, as aforesaid, and not personally.
IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto 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.
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 trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 together with the tenements and appurtenances therunto belonging.

This space for affixing riders and revenue stamps

88147888

Document Number

TRUSTEE'S DEED
REAL ESTATE TRANSACTION
Cook County
8 6 1 4 7 8 8 8

UNOFFICIAL COPY

86 147888

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$12.25
T#444 TRAN 0206 04/16/85 19:29:00
#4813 # D * 1-06-147888

12 00 MAIL