

This Warranty Deed Made the 30 day of March A. D. 1987 by
MARSHALL R. CROHAN AND ELIZABETH J. CROHAN, HIS WIFE

hereinafter called the grantor, to MARSHALL ROEDER CROHAN AND ELIZABETH JANE CROHAN,
TRUSTEES UNDER TRUST AGREEMENT DATED MARCH 20 1987

whose postoffice address is #1 Key Capri, Apt. 513W, Treasure Island, FL 33706
hereinafter called the grantee:

(Witnesses may be any persons, married or single, and may be any of the parties to this instrument and the heirs and representatives of any of them, but not the grantor and grantee or coparties.)

Witnesseth: That the grantor, for and in consideration of the sum of \$10.00----- and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in COOK County, ~~PERXXXXXX~~ ILLINOIS, viz:

Unit No. 404 as delineated on survey of the following described tract of real estate (hereinafter referred to as "Parcel"): Lots 14, 15, 16, 17, 30, 31, 32 and 33 in Frank DeLugach's Austin Gardens Subdivision of the North West 1/4 of the North East 1/4 of Section 17, Township 37 North, Range 13, East of the Third Principal Meridian, together with that part of the West 1/2 of Menard Avenue lying East of and adjoining aforesaid lots 14 to 17 which was vacated by ordinance recorded June 9, 1970 as document 21179042, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium made by Beverly Bank, a corporation of Illinois, as Trustee under Trust Agreement dated October 19, 1971 and known as Trust Number 8-2764, recorded as Document 22275878, together with an undivided .014 Percentage interest in said Parcel (except from said Parcel all the property and ~~space~~ comprising all the units thereof as defined and set forth in said Declaration and survey) all in Cook County, Illinois.

(THIS IS A DEED OF CONVEYANCE ONLY TO PLACE THE SUBJECT PROPERTY INTO THE GRANTOR'S TRUST, THE CONSIDERATION FOR WHICH IS LESS THAN \$100.00.)

Together with all the tenements, ~~hereditaments~~ and appurtenances thereto belonging or in any-wise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 19 86.

Exempt under Real Estate Transfer Tax Act Sec. 4
Par. E
Date 7-17-87
Sign. [Signature]
as agent for [Signature]

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

[Signatures of witnesses]

Marshall R. Crohan **L.S.**
MARSHALL R. CROHAN
Elizabeth J. Crohan **L.S.**
ELIZABETH J. CROHAN

STATE OF FLORIDA
COUNTY OF PINELLAS

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared
MARSHALL R. CROHAN AND ELIZABETH J. CROHAN

to me known to be the persons described in and who executed the foregoing instrument and they acknowledged before me that they executed the same

WITNESS my hand and official seal in the County and State aforesaid this 30 day of March A. D. 19 87

Notary Public - My Commission Expires:

This Instrument prepared by:
Title Instrument was prepared by
Address R. BRUCE AKERSON, Attorney at Law
1155 PASADENA AVE. SO., SUITE 140
ST. PETERSBURG, FLORIDA 33707

NOTARY PUBLIC STATE OF FLORIDA
My Commission Exp. June 7, 1988
R. BRUCE AKERSON, GENERAL INS. BRO.

RETURN TO:
R. BRUCE AKERSON
ATTORNEY AT LAW
1155 PASADENA AVE. SO., SUITE 140
ST. PETERSBURG, FLORIDA 33707

87406370



UNOFFICIAL COPY

87406370

Property of Cook County Clerk's Office

DEPT-92 FILING \$12.00
TR#0222 TRAN 2588 07/25/87 12:00:00
#3388 # 18 #-87-406370
COOK COUNTY RECORDER

12.00

(CA)

Warranty Deed

RAMCO FORM 01

To

20 31