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TRUSTEE'S DEED

Form 2459 Rev. 5-77

Individual

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The above space for recorders use only

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1433349/70-88-032 PB BM

THIS INDENTURE, made this 1st day of December, 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 12th day of March, 1975, and known as Trust Number 33960 party of the first part, and Josephine Stephens, a spinster

party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 Ten and 00/100 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:

SEE RIDER "A" ATTACHED HERETO.

3100 S. Martin Luther King Dr. #202
Chicago, Ill
17-34-106-032-1004 SB

11.00

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 behoof, forever, of said party of the second part.

SUBJECT TO: Terms, provisions, covenants, conditions, and options contained in and rights and easements established by the Declaration of Condominium Ownership recorded as Doc. No. 25292859; Limitations imposed by the "Condominium Property Act" general real estate taxes for 1986 and subsequent years.

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 thereunto enabling. This deed is made subject to the liens of all 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, did 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, 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.

Karen E. Burns
Notary Public, State of Illinois
My Commission Expires 8/21/90

DEC 22 1986

Notary Public

DELIVERY INSTRUCTIONS
NAME: THOMAS S. [unclear]
STREET: [unclear]
CITY: CHICAGO, ILL. 60602

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
And Grantee
3100 S. King Drive
Unit 202
Chicago, IL 60619

RECORDER'S OFFICE BOX NUMBER 30X 333-HV

Permanent Tax No.

17-34-106-032-1004

STATE OF ILLINOIS
REVENUE 39.00
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
390.00
87013782

UNOFFICIAL COPY

87013782

RIDER "A"

Unit Number 202 in 3100 S. Martin Luther King Drive
Condominium as delineated on a survey of the following
described real estate:

Lots 2, 3, 6, 7, 10, 11, 14, and 15 in Block 1 in Laflin
and Joomis Subdivision of the Northeast 1/4 of the
Northeast 1/4 of the Northwest 1/4 of Section 34, Township
39 North, Range 14 East of the Third Principal Meridian,
in Cook County, Illinois,

Which survey is attached as Exhibit "A" to the Declaration
of Condominium recorded as Document 25292859, together with
its undivided percentage interest in the common elements.

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 therein. 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.

87013782

Clerk's Office