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TRUSTEE'S DEED

87159623 9 6 2 3

COOK CO. NO. 016 2 0 0 9 9

Form 2459 Rev. 5-77

Individual

The above space for recorders use only



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
25.00

87159623

COOK COUNTY
REAL ESTATE TRANSACTION TAX
25.00

COOK COUNTY
REAL ESTATE TRANSACTION TAX
25.00

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25.00

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REAL ESTATE TRANSACTION TAX
25.00

THIS INDENTURE, made this 2nd day of March, 1987, 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 22nd day of April, 1971, and known as Trust Number 75661, party of the first part, and Nancy R. Cohen, divorced and not since remarried, 934 A Boxwood, Mt. Prospect, IL party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 Ten dollars/no cents-----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 Legal Description attached hereto and made a part hereof.

03-27-401-03/0
HBO

11.00

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1987 MAR 26 AM 11:29

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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: General real estate taxes for the year 1986 and all subsequent year covenants, conditions and restrictions of record; private, public and utility easements and roads and highways; party wall rights and agreements, if any; and to the Declaration of Covenants, Conditions Easements and Restrictions for Mount Prospect Townhomes Owners Association.

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 mortgages 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, of its estate, and to personally.



By _____ VICE PRESIDENT

Attest: _____ ASSISTANT SECRETARY

STATE OF ILLINOIS, COUNTY OF COOK } SS.

THIS INSTRUMENT PREPARED BY Laura Hughes

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 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, 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.

"OFFICIAL Notary Public, State of Illinois My Commission Expires 8/2/1990"

Karen E. Burns Notary Public

Date 3/5/87

Notary Public

DELIVERY INSTRUCTIONS
NAME Nancy R. Cohen
STREET 934 A Boxwood Dr
CITY Mt Prospect Ill
OR 60056
RECORDER'S OFFICE BOX NUMBER BOX 333 7 22

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
934 A Boxwood Dr
Mt Prospect Ill 60056

1/2

2 299-6807

Kollman 730192

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THE NORTHWESTERLY 20.33 FEET OF THE SOUTHEASTERY 81.98 FEET OF THAT PART OF LOT 1006 COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1006; THENCE NORTH ALONG THE EAST LINE OF SAID LOT 1006, A DISTANCE OF 53.65 FEET TO A CORNER OF SAID LOT 1006; THENCE NORTHWESTERLY ALONG THE LINE COMMON TO LOTS 1006 & 1005, A DISTANCE OF 23.46 FEET; THENCE SOUTHWESTERLY AT RIGHT ANGLES, 30.00 FEET FOR A POINT OF BEGINNING; THENCE NORTHWESTERLY AT RIGHT ANGLES, 163.54 FEET; THENCE SOUTHWESTERLY AT RIGHT ANGLES, 50.00 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES 163.47 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES, 50.00 FEET TO THE POINT OF BEGINNING IN BRICKMAN MANOR FIRST ADDITION UNIT 6, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 11, 1960 AS DOCUMENT NUMBER 17852223, IN COOK COUNTY, ILLINOIS.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, THEIR 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, AFORESAID, AND THE 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 CONVEYANCE 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.

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