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TRUSTEE'S DEED

1987 APR -2 PM 2:40

87175536

Form 1591

Joint Tenancy

The above space for recorders use only

709 7760 1431 151 DB 990

THIS INDENTURE, made this 1st 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 1st day of August, 1985, and known as Trust Number 65171 party of the first part, and CHARLES W. NAUTS and NORMA W. NAUTS, his wife,

1415 N. Dearborn, 18D, Chicago, Illinois parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 00/100 (\$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, not in tenancy in common, but in joint tenancy, the following described real estate, situated in Cook County, Illinois, to-wit:

See Exhibit "A" attached hereto and made a part hereof.

12.00

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPT OF REVENUE APR 2 '87 825.00

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPT OF REVENUE APR 2 '87 825.00

together with the tenements and appurtenances thereunto belonging

TO HAVE AND TO HOLD the same unto said parties of the second part, jointly, not in tenancy in common, but in joint tenancy.

Grantor hereby grants to Grantees, 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 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.

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 extending. This deed is made subject to the liens of all first 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 in 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

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 use and purposes therein set forth, and the said Assistant Secretary then and there acknowledged that he was and is the Assistant Secretary, as custodian of the corporate seal of said National Banking Association caused to be affixed to said instrument as and in the presence of me, Notary Public, and as the free and voluntary act of said National Banking Association for the use and purposes therein set forth.

This instrument prepared by Wm. S. McDowell, Jr. American National Bank 180 N. NORTH LA SALLE STREET CHICAGO, ILLINOIS

Given under my hand and Notary Seal.

[Signature] Notary Public

APR 21 1987

DELIVERY INSTRUCTIONS

FOR INFORMATION ONLY INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

Townhouse 1247, 55 W. Goethe Chicago, Illinois 60610

RECORDER'S OFFICE BOX NUMBER 211

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT OF REVENUE APR 2 '87 155.00

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Property of Cook County Clerk's Office

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PARCEL 1

THAT PART OF LOT 18 IN CHICAGO LAND CLEARANCE COMMISSION NUMBER 3 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF LOT 18; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 18, 94.33' TO PLACE OF BEGINNING; THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 55.67 FEET; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 210 FEET; THENCE EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 55.67 FEET TO THE EAST LINE OF SAID LOT 18; THENCE NORTH ALONG THE EAST LINE OF SAID LOT 18, 21.0 FEET TO PLACE OF BEGINNING SAID CHICAGO LAND CLEARANCE COMMISSION NUMBER 3, BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS VACATED ALLEYS IN BRONSON'S ADDITION TO CHICAGO AND CERTAIN RESUBDIVISION ALL IN THE NORTHEAST $\frac{1}{4}$ OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel 2

Easement for ingress and egress for the benefit of Parcel 1 as set forth in Declaration of Covenants, Conditions, Easements and Restrictions for the Beakman Place Townhouses Recorded July 31, 1986, as Document 86327087.

Permanent Index No:

17-04-223-033-0000 (includes other property)

B00 NW

Commonly known as: Townhouse 1247, 55 West Goethe, Chicago, Illinois

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