

UNOFFICIAL COPY

TRUSTEE'S DEED

88602037

Form 2091

Joint Tenancy

The above space for holders use only

L-38035 CA 110

THIS INDENTURE, made this 27th day of December, 1988, 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 party of the first part, and Mid-America National Bank, As Trustee Under Trust Agreement Dated February 10, 1967, and Known As Trust No. 1738, parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and No/100's (\$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:

88602037

Please see attached legal description.

Common Property Address: 342 A West 23rd Place, Chicago, IL 60616

P.I.N. 17-28-212-049-1001

100000 REAL ESTATE TRANSFERENCE TAX Cook County

together with the tenements and appurtenances thereunto belonging.

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

RECORDED IN THE COUNTY RECORDS

280709-33-# 2455# 1988 12/20/88 15:21 00

DEC 28 1988

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 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.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO as Trustee, as aforesaid, on 12/28/88



By _____ VICE PRESIDENT

Attest _____ ASSISTANT SECRETARY

STATE OF ILLINOIS } SS
COUNTY OF COOK

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 said 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 the corporate seal of said National Banking Association is 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.

DEC 28 1988

Notary Public

This instrument prepared by:

American National Bank and Trust Company
30 NORTH LA SALLE STREET,
CHICAGO 1988

DELIVERY NAME: Randall C. Romei
STREET: Ashcraft & Ashcraft, Ltd.
CITY: 200 East Randolph Drive, Ste. 7750
Chicago, IL 60601

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

342 A West 23rd Place

Chicago, IL 60616

RECORDER'S OFFICE BOX NUMBER _____

88602037

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Property of Cook County Clerk's Office

COM
CO. NO. 216
200441



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

DEPT OF REVENUE
41.50

88502037

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LEGAL DESCRIPTION FOR DEED

Unit 342A in Oriental Terraces Condominium No. 342 as delineated on a survey of the following described real estate: Lot 42 in Allen C.L. Lee's subdivision being a resubdivision in the West 1/2 of the Northeast 1/4 of Section 28, Township 39 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois; which survey is attached as Exhibit "B" to the Declaration of Condominium recorded the 26th day of November, 1985, as Document No. 85-298549 together with its undivided percentage interest in the common elements.

1. Party of the first part also hereby grants to parties of the second part, 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 party of the first part 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.
2. 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.
3. Subject to Declaration of party wall rights, covenants, restrictions and easements by grantor dated the 10th day of April, A.D., 1985, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 27506504, and as amended by amendment recorded October 23, 1985 as Document No 85-250027 which is incorporated herein by reference thereto. Grantor grants to the grantees, their heirs and assigns, as easements appurtenant to the premises hereby conveyed the easements created by said Declaration for the benefit of the owners of the parcels of realty herein described. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declaration, the easements thereby created for the benefit of said remaining parcels described in said Declaration and this conveyance is subject to the said easements in the conveyances and mortgages of said remaining parcels or any of them, and the parties hereto, for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in said document set forth as covenants running with the land.

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