

14.00

TRUSTEE'S DEED

This Indenture, made this 31st day of March, 1988, between LASALLE NATIONAL BANK, a national banking association, Chicago, Illinois, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 15th day of August, 1979 and known as Trust Number 101565, party of the first part, and LAURENCE H. MORAN, a Married Man, party of the second part,

(Address of Grantee(s)) 233 E. ERIE STREET SUITE 2404 CHICAGO, ILLINOIS 60611

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100ths Dollars (\$10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part the following described real estate, situated in Cook County, Illinois to wit:

PARCEL 1:

UNIT 54H IN 161 CHICAGO AVENUE EAST CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF VARIOUS LOTS IN OLYMPIA CENTRE SUBDIVISION OF VARIOUS LOTS AND PARTS OF VACATED ALLEYS IN BLOCK 54 IN KINZIE'S ADDITION TO CHICAGO, BEING A SUBDIVISION IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 85-080-173 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS, SUPPORT AND UTILITIES INCLUDING EASEMENTS FOR OPERATION, REPAIR, MAINTENANCE AND REPLACEMENT OF ELEVATOR PITS, SHAFTS, EQUIPMENT, ETC., ALL AS DEFINED AND DECLARED IN DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS FOR OLYMPIA CENTRE DATED JUNE 27, 1985 AND RECORDED JUNE 27, 1985 AS DOCUMENT 85-080-144 OVER AND ACROSS VARIOUS LOTS AND PORTIONS OF LOTS IN OLYMPIA CENTRE SUBDIVISION IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This Deed is subject to: (i) non-delinquent general real estate taxes and special taxes or assessments; (ii) the Illinois Condominium Property Act and the Chicago Municipal Code, Chapter 100.2, including all amendments thereto; (iii) the Condominium Documents, as that term is defined in that certain Condominium Purchase Agreement for 161 Chicago Avenue East Condominium dated February 22, 1988, between Grantor, as Seller, and Grantee,

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CITY OF CHICAGO
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STATE OF ILLINOIS
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Cook County
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as Purchaser, including all amendments and exhibits thereto ("Contract"); (iv) applicable zoning and building laws and ordinances and other ordinances of record; (v) encroachments on to the property, if any; (vi) acts done or suffered by Grantee; (vii) leases and licenses affecting the Common Elements; (viii) covenants, conditions, agreements, building lines and restrictions of record; (ix) easements recorded at any time prior to Closing, including any easements established by or implied from the Declaration of Condominium, Operating Declaration or amendments thereto; (x) the right of repurchase ~~described~~ described in Paragraph 23 ~~of~~ of the Contract; and (xi) liens, encroachments and other matters over which Chicago Title Insurance Company is willing to insure at Grantor's expense.

together with the tenements and appurtenances thereto belonging.

*1161 Chicago Avenue East - #544
Chicago IL 60641*

Permanent Real Estate Index No. 17-109200-068-1242

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TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behalf of said party of the second part forever. Grantor also hereby grants to Grantee, or 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 aforementioned Declarations, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declarations 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 Declarations the same as though the provisions of said Declarations were recited and stipulated at length herein.

This Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said Deed ~~as Deed in Trust~~ delivered to said Trustee in pursuance of the trust agreement above mentioned. ~~This Deed is made subject to the lien of every Trust Deed or Mortgage or other instrument recorded in the public records affecting said real estate or any part thereof given to secure the payment of money, and remaining unleased at the date of the delivery hereof.~~

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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 its Assistant Vice President and attested by its Assistant Secretary, the day and year first above written.

ATTEST:

[Signature]

Assistant Secretary

LASALLE NATIONAL BANK
as Trustee as aforesaid,
by *[Signature]*

Assistant Vice President

This instrument was prepared by:

Nancy E. Schiavone
Katten Muchin & Zavis
525 W. Monroe Street
Suite 1600
Chicago, Ill. 60606-3693

La Salle National Bank
Real Estate Trust Department
135 S. LaSalle Street
Chicago, Illinois 60690

Mail to
David S. Pechman
921 Curtis
Downers Grove, IL
60515

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COOK COUNTY CLERK'S OFFICE
STANDARD TIME

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STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, Kathy Paana a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOSEPH W. LANG Assistant Vice President of LASALLE NATIONAL BANK, and Rosomary Collins Assistant Secretary thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and said Assistant Secretary did also then and there acknowledge that he as custodian of the corporate seal of said Bank did affix said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 31st day of March A.D. 1988.

Kathy Paana
NOTARY PUBLIC

My Commission Expires on 6-11-88

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Notary Public
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10/20/2018