

TRUSTEE'S DEED

THIS INDENTURE, Made this 21 day of June, A.D. 1988 between FIRST NATIONAL BANK OF NORTHBROOK, a national banking association, Northbrook, 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 16th day of November, 1983, and known as Trust Number 232, Grantor and RAYMOND J. BLATTNER, JR., and PRISCILLA L. BLATTNER, his wife, 1015 7th Avenue, LaGrange, Illinois 60525, as joint tenants, Grantees.

WITNESSETH, that Grantor, in consideration of the sum of Ten Dollars, (\$10.00) and other good and valuable considerations in hand paid, does hereby convey and quitclaim unto Grantees, the following described real estate, situated in Cook County, Illinois, to wit:

SEE EXHIBIT A ATTACHED

together with the tenements and appurtenances therunto belong.

SUBJECT TO: (1) general real estate taxes not yet due and payable; (2) special city or county taxes or assessments for improvements not yet completed; (3) easements, covenants, restrictions and building lines of record; (4) encroachments, if any; (5) applicable zoning and building laws or ordinances; (6) acts done or suffered by, through or under Grantees; (7) the Condominium Property Act of the State of Illinois (the "Act"); (8) the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for Woods Edge III Condominium and all amendments thereto (the "Declaration"); (9) Declaration of Covenants, Conditions, Restrictions and Easements for Woods Edge Homeowner's Association and all amendments thereto (the "Homeowners' Declaration"); (10) liens and other matters over which the title insurer provided for herein commits to insure by endorsement; and (11) existing leases, licenses and agreements affecting the Common Elements.

Grantor also hereby grants to the 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 not forth in the Declaration of Condominium, as aforesaid and in the Declaration of Covenants, Conditions, Restrictions, and Easements recorded as Document No. 23667054, as supplemented by instrument recorded as Document No. 25462662, and Grantor reserves to itself, its successors and assigns, the right 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 Declarations the same as though the provisions of said Declarations were recited and stipulated at length herein.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Exec. Vice President and attested by its Assistant Trust Officer, the day and year first above written.

ATTEST:

FIRST NATIONAL BANK OF NORTHBROOK as Trustee as aforesaid,

Barbara Stearns
Assistant Trust Officer

By Harold A. Purphey
Exec. Vice President

This instrument prepared by:
John P. Stephens
Burke, Griffin, Chomicz & Wienke, P.C.
303 East Wacker Drive, Suite 1000
Chicago, Illinois 60601

Upon recordation (return to:
Patrick O'Malley
Dennis Brennan & Associates
4645 West 147th
Midlothian, Illinois 60445

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
42.75
Cook County
REAL ESTATE TRANSACTION TAX
42.75
9 8 9 9

88284181

UNOFFICIAL COPY

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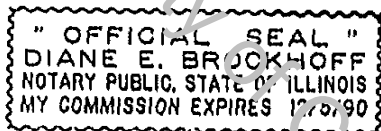
STATE OF ILLINOIS)
)SS
COUNTY OF ~~COOK~~)
McHenry

I, Diane E. Brockhoff, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Carol A. Pumphrey Exec. Vice President of FIRST NATIONAL BANK OF NORTHBROOK, and Evelyn Strauss Assistant Trust Officer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Exec. Vice President and Assistant Trust Officer 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 Trust Officer 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 21st day of June, A.D. 1988.

Diane E. Brockhoff
NOTARY PUBLIC

My Commission Expires: _____



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COOK COUNTY ILLINOIS
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EXHIBIT A

PARCEL 1:

UNIT NUMBER 11130C IN WOODS EDGE III CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 'A' IN MCGRATH AND AHERN SUBDIVISION OF PART OF THE NORTH 1/2 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT 'C' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25432642, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 23667054, AS SUPPLEMENTED AND AMENDED FROM TIME TO TIME

Commonly Known As:

11130C East Road,
Palos Hills, Illinois

Permanent Index No.:

23-22-200-034-0000
23-22-200-058-0000

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