

THIS INDENTURE, made this 5th day of September, 1990, between THE FIRST NATIONAL BANK OF DES PLAINES, 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 17th day of February, 1989, and known as Trust Number 20132013 party of the first part, and ELEANOR E. MCGRATH, A WIDOW

701 Lee Street of Des Plaines, IL 60016 parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/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, the following described real estate, situated in Cook County Illinois, to-wit:

SEE ATTACHED LEGAL

Unit 405A in the Jefferson Square Condominium, as delineated on a survey of the following described real estate:

Parcel 1:

Lot 12, except that part taken for street and all of lots 13, 14, 15, 17 and 18 in Block 2 in the Heart of Des Plaines, a subdivision of part of Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded in Book 5 of plats, page 37, in Cook County, Illinois.

also

Lots 56, 57, and 58, except that part taken for street, in the Subdivision of original Lots 11 to 30, inclusive, in original Town of Rand, being a Subdivision of parts of Sections 16, 17, 20 and 21 in Township 41 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

also

Lot 1 and Lot 2 in C. H. Geil's Subdivision of Lots 19 and 31 in Block 2 in the Heart of Des Plaines, a subdivision by Stiles and Thomas of part of Thomas Subdivision of Lots 11 to 30, inclusive, in the Town of Rand, now called Des Plaines, with part of the East 1/2 of the Southeast 1/4 of Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, with Lot 55 in Thomas Resubdivision of Lots 11 to 30, inclusive in the Town of Rand, now called Des Plaines, except from said Lot 2 in C. H. Geil's Subdivision, aforesaid, described as follows: Beginning at the Southeast corner of said Lot 2; thence West along the South line of said Lot 2 for a distance of 15.0 feet; thence Northeasterly for a distance of 25.4 feet to a point on the Southeasterly line of said Lot 2, said point being 15.0 feet Northeasterly of the Southeast corner of said Lot 2 (as measured on the Southeasterly line of said Lot 2); thence Southwesterly along the Southeasterly line of said Lot 2 for a distance of 15.0 feet to the place of beginning, all in Cook County, Illinois. Which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership made by First National Bank of Des Plaines, as Trustee under Trust Agreement dated February 17, 1989 and known as Trust Number 20132013 recorded in the Office of the Recorder of Deeds in Cook County, Illinois on November 17, 1989 as Document Number 89549394, together with a percentage of the common elements appurtenant to said unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with amendments to said Declaration as same are filed of record pursuant to said Declaration and together with additional common elements as such amendments to said Declaration are filed of record in the percentages set forth in such amendments to said Declaration, which percentages shall automatically be deemed to be conveyed effective on the recording of such amended Declaration as though conveyed thereby.

Also

All of the vacated alley contiguous to and adjoining Westerly line of Lots 1 and 2 and the South line of Lot 15.

Parcel 2:

The exclusive right of use of limited common elements known as garage space G44 and storage space S75.

Commonly known as: 1480 Jefferson Street, Unit 405A, Des Plaines, IL 60016

Permanent Index Numbers: 09-17-410-001, 09-17-410-002, 09-17-410-003, 09-17-410-004, 09-17-410-005, 09-17-410-006, 09-17-410-008, 09-17-410-009, 09-17-410-010, 09-17-410-011

Grantor also hereby grants to the grantee, 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 Declaration of Condominium, aforesaid, 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.

-90-449031

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

90449031

1400

UNOFFICIAL COPY

Prepared by: Barry G. Collins, 701 Lee Street, Suite 393, Des Plaines, IL 60016

FORM #

For information only (insert street address of above described property)

1480 Jefferson Street, Unit 405A
Des Plaines, IL 60016

187-T-24

90449031

Document Number



REAL ESTATE
TRANSFER TAX
AND
NOTARY PUBLIC

9/18/93

Given under my hand and Notarial Seal this 6th day of September 1990

Adrian J. Billingsley
Notary Public

OFFICIAL SEAL
Kelly A. Novak
Notary Public, State of Illinois
My Commission Expires 9/18/93

THE FIRST NATIONAL BANK OF DES PLAINES
Lourdes Martinez, Land Trust Officer

STATE OF ILLINOIS
COUNTY OF COOK

The undersigned, a Notary Public in and for said County, in

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 its Trust Officer, a duly authorized officer, the day and year first above written.

TO HAVE AND TO HOLD the same unto and party of the second part, and to the proper use, benefit and behoof, forever, of said party of the second part

together with the tenements and appurtenances thereto belonging.

DEPT-01 RECORDING
184444 TRAN 1566 09/14/90 09:10:00
#0252 ÷ D * -90 - 49031
COOK COUNTY RECORDER

This space for affixing Stickers and Revenue Stamps

UNOFFICIAL COPY

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Property of Cook County Clerk's Office