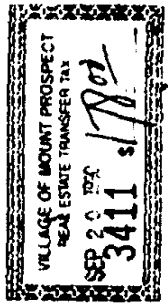


UNOFFICIAL COPY

TRUSTEES DEED  
(JOINT TENANCY)

90478848



COOK COUNTY, ILL. 60478

(The Above Space For Recorder's Use Only)



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
REVENUE

178.00  
REVENUE

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
REVENUE

99.00  
REVENUE

13.00

90478848

THIS INDENTURE, made this 1st day of September,  
19 90, between First Illinois Bank of Wilmette as trustee  
under the provisions of a deed, or deeds in trust, duly recorded  
and delivered to the said bank in pursuance of a trust agreement  
dated the 9th day of September, 1988  
and known as Trust No. TWB-0728, grantor, and  
Thomas J. Hovany and Cheryl L. Hovany,  
his wife, 1200 W. Northwest Hwy., Unit 207,  
Mt. Prospect, Illinois 60056

not as tenants in common, but as Joint Tenants, grantees,  
WITNESSETH That grantor, in consideration of the sum of  
Ten and 00/100 (\$10.00)

Dollars and other good and valuable considerations in hand paid, in pursuance of the power and  
authority vested in the grantor as said trustee and of every other power and authority the grantor  
hereunto enabling, does hereby convey and quitclaim unto the grantees, in fee simple, the following  
described real estate, situated in the County of Cook and State of Illinois, to wit

See Exhibit "A" Attached Hereto and Made a Part Hereof.

COOK COUNTY, ILLINOIS

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together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise  
appertaining

IN WITNESS WHEREOF, the grantor, as trustee as aforesaid, has caused its corporate seal to be hereto  
affixed and has caused its name to be signed and attested to these presents by its duly authorized  
officers the day and year first above written.

FIRST ILLINOIS BANK OF WILMETTE  
as trustee aforesaid.

ATTEST John A. Spore (SEAL) BY John Murphy (SEAL)  
Vice President Executive Vice President

State of Illinois, County of Cook ss I, the undersigned, a Notary Public in and for said County, in  
the State aforesaid, DO HEREBY CERTIFY that the person whose names are subscribed to the fore-  
going instrument are personally known to me to be duly authorized officers  
of First Illinois Bank of Wilmette and THAT THEY appeared before me this  
day in person and severally acknowledged that they signed and delivered the  
said instrument in writing as duly authorized officers of said corporation and  
caused the corporate seal of said corporation to be affixed thereto pursuant to  
authority given by the Board of Directors of said Corporation as their free  
and voluntary act, and as the free and voluntary act and deed of said corporation  
for the uses and purposes therein set forth.

Given under my hand and official seal, this 1st day of SEPTEMBER, 19 90.  
Commission expires MAY 9, 19 93 Edna W. Ross  
NOTARY PUBLIC

This instrument was prepared by First Illinois Bank of Wilmette, 1200 Central Ave., Wilmette Illinois  
60091.

MAIL TO David S. Krause  
300 S. Argonne  
Mt. Prospect, IL  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO 60056  
BOX 333 - TH

ADDRESS OF PROPERTY  
212 School St.  
Mt. Prospect, Illinois  
THE ABOVE ADDRESS IS FOR STATISTICAL  
PURPOSES ONLY AND IS NOT A PART OF THIS  
DEED  
SEND SUBSEQUENT TAX BILLS TO:  
Thomas J. Hovany  
212 School St., MtProspect IL 60056  
(Address)

7276-295  
5105LL

# UNOFFICIAL COPY

## EXHIBIT "A"

Unit Number 37 in Village Commons Condominium as delineated on a survey of the following described real estate:

That part of Village Commons P. U. D., being a resubdivision of lots 2 to 4 and Outlot 1, in Tax Increment Finance Subdivision No. 1 in the Northwest 1/4 of Section 12, Township 41 North, Range 11 East of the Third Principal Meridian, which survey is attached as Exhibit "C" to the Declaration of Condominium recorded June 23, 1989 as Document No. 89-288325, together with its undivided percentage interest in the common elements in Cook County, Illinois.

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.

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.

Subject to: (1) current non-delinquent real estate taxes and taxes for subsequent years; (2) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable at the time of Closing; (3) plat of resubdivision affecting the Townhome; (4) the Declaration including all amendments and exhibits thereto; (5) public, private and utility easements; (6) covenants, conditions and restrictions of record; (7) applicable zoning, planned unit development and building laws, ordinances and restrictions including those applicable to the Near West Side Conservation Area, as from time to time amended; (8) roads and highways, if any; (9) leases and licenses affecting the Common Areas; (10) title exceptions pertaining to liens or encumbrances of a definite or ascertainable amount which may be removed by the payment of money at the time of Closing and which the Seller shall so remove at the time by using the funds to be paid upon delivery of the Deed; (11) matters over which the Escrowee is willing to insure; (12) acts done or suffered by the Purchaser.

Commonly known as: 212 School Street, Mt. Prospect, Illinois 60056

PI# 0812 115 007 0000

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