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TRUSTEE'S DEED

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COOK CO. REC. 016

1990 1 9 1



STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE

044838

REAL ESTATE TRANSACTION TAX STAMP DEC 1990 REV. 11/82 \$41.50

This space for affixing riders, revenue stamps and revenue stamps

Document Number

13.00

90614876

THIS INDENTURE, made this 13th day of December, 1990, between COLE TAYLOR BANK, an Illinois banking association, Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered in pursuance of a trust agreement dated the 19th day of October, 1988, and known as Trust No. 4923, party of the first part and

ELIZABETH J. CONNOLLY 9417 South 79th Court, Hickory Hills, Illinois parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100 dollars, and other good and valuable considerations in hand paid, does hereby Quit Claim and convey unto said parties of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

1990 DEC 19 PM 1:23 90614876

Together with the incumbrances and appurtenances thereto belonging, TO HAVE AND TO HOLD the same unto said parties of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

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. SUBJECT, HOWEVER, to the liens of all trust deeds and/or mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines, building, liquor and other restrictions of record; if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession.

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, SANDRA T. RUSSELL, and attested by its Assistant Secretary, the day and year first above written.

COLE TAYLOR BANK AS TRUSTEE AS AFORESAID

By Sandra T. Russell Trust Officer SANDRA T. RUSSELL Attest Eugene C. Hunziker Assistant Secretary

STATE OF ILLINOIS I, the undersigned SS. a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT Sandra T. Russell, Trust Officer

COLE TAYLOR BANK and Eugene C. Hunziker, Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer 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, as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Assistant Secretary did also then and there acknowledge that said Assistant Secretary, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Assistant Secretary's own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

OFFICIAL SEAL JULIE A. DONAHUE NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXP. JUNE 18, 1994

Given under my hand and Notarial Seal this 14th day of December, 1990. Notary Public

DELIVERY TO:

NAME: Denise, Inc STREET: 7908 SO AUSTIN CITY: BURNSIDE, ILL 60459

FOR INFORMATION ONLY INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

This instrument was prepared by SANDRA T. RUSSELL

COLE TAYLOR BANK

BOX 333

OR: RECORDER'S OFFICE BOX NUMBER

19-84-819-7

152521

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BOX NO.

Trustee's Report



COLE
TAYLOR
BANK

As Trustee under Trust Agreement

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Property address: 10516 Ridge Cove Drive, Chicago Ridge, Illinois
PINS: 24-18-101-050-0000; 24-18-101-051-0000; 24-18-101-067-0000;
24-18-101-090-0000

THIS DEED IS CONVEYED ON THE CONDITIONAL LIMITATION THAT THE PERCENTAGE OF OWNERSHIP OF SAID GRANTEE IN THE COMMON ELEMENTS SHALL BE DIVIDED PRO RATA AND VEST IN THE GRANTEE OF THE OTHER UNITS IN ACCORDANCE WITH THE TERMS OF SAID DECLARATION AND ANY SUPPLEMENTS OR AMENDMENTS TO THE DECLARATION RECORDED PURSUANT THERETO, AND THE RIGHT OF REVOCATION IS ALSO HEREBY RESERVED TO THE GRANTOR HEREIN TO ACCOMPLISH THIS RESULT. THE ACCEPTANCE OF THIS CONVEYANCE BY THE GRANTEE SHALL BE DEEMED AN AGREEMENT WITHIN THE CONTEMPLATION OF THE CONDOMINIUM PROPERTY ACT OF THE STATE OF ILLINOIS TO A SHIFTING OF THE COMMON ELEMENTS PURSUANT TO SAID DECLARATION AND TO ALL OTHER TERMS OF SAID DECLARATION, WHICH IS HEREBY INCORPORATED HEREIN BY REFERENCE THERETO, AND TO ALL THE TERMS OF EACH SUPPLEMENT AND AMENDMENT TO THE DECLARATION RECORDED PURSUANT THERETO.

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 SET FORTH AT LENGTH HEREIN.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, ALL 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, AFFORSAID 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.

Easement for ingress and egress as created by the Declaration of Easement dated October 19, 1990 by Cole Taylor Bank, as trustee under Trust Agreement dated October 19, 1988 and known as Trust No. 4923, recorded in the office of the Recorder of Deeds of Cook County, Illinois on October 17, 1990 as document No. 90501507, subject to the terms and provisions of said declaration of said easement, and the rights of other parties to concurrent use of said easement.

PARCEL 2:

Part of Lot 7 in County Clerk's Division of the Northwest 1/4 of the Southeast 1/4 and Lot 2 in the Subdivision of the North 1/2 of Section 18, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois; and Part of Stoney Creek Terrace, being a subdivision in the Northwest 1/4 of Section 18, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as Exhibit "D" to the Declaration of Condominium recorded in the office of the Recorder of Deeds of Cook County, Illinois on June 1, 1989 as document No. 8924735, as amended and supplemented by Supplement No. 1 to the Declaration recorded September 6, 1989 as document No. 89416204, and as amended and supplemented by Supplement No. 2 to the Declaration recorded December 19, 1989 as document No. 89605276, and as further supplemented and amended from time to time, together with the undivided percentage interest in the common elements allocable thereto.

PARCEL 1:

Unit(s) 18C in the Ridge Cove Condominium, as delineated on the plat of survey of the following described parcel of real estate:

Legal Description - Deed

RIDGE COVE CONDOMINIUM

90614876