

UNOFFICIAL COPY

D1318-18 CF R10/88 BFC Form

Joint Tenancy

The above space for recorder's use only

12-3-6440

010h6b H3

THIS INDENTURE, made this 8th day of January, 1990, between \*WESTERN SPRINGS NATIONAL BANK AND TRUST, a national banking association 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 24th day of June, 1974, and known as Trust Number 2196, party of the first part, and Brian E. Baldwin and Debra A. Baldwin, his wife, 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, not in tenancy in common, but in joint tenancy, the following described real estate, situated in Cook County, Illinois, to-wit:

ATTACHED HERETO

COUNTY, ILLINOIS

90049930

31 12:07

91

SUBJECT TO: General real estate taxes for the year 1989 and subsequent years and covenants and restrictions of record.

PIN #18-31-203-012  
8240 S. Wolf, Willow Springs

13.00

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever, not in tenancy in common, but in joint tenancy.

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 as mentioned, and of every other power and authority thereto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 duly authorized officers, the day and year first above written.

WESTERN SPRINGS NATIONAL BANK AND TRUST  
as Trustee, as aforesaid, and not personally.

By [Signature]  
Title: Asst. Vice President & Trust Officer

Attest [Signature]  
Title: Asst. 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 persons whose names are subscribed to this deed are personally known to me to be duly authorized officers of the WESTERN SPRINGS NATIONAL BANK AND TRUST and that they appeared before me this day in person and severally acknowledged that they signed and delivered this deed in writing as duly authorized officers of said corporation and caused the corporate seal 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 of said corporation for the uses and purposes therein set forth.

This instrument prepared by:

[Signature]

Western Springs National Bank and Trust  
4456 Wolf Road  
Western Springs, IL 60555

Given under my hand and official seal, this 8th day of January 19 90.

Commission expires 4-30-91 [Signature]  
Notary Public

OFFICIAL SEAL  
BLANCA P. VAZQUEZ-BURNS  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. APR. 30, 1991

DOWN-ARROW

NAME Donald A. Cuyze  
STREET 12413 South Harlem Avenue  
CITY Palms Heights, IL 60463

INSTRUCTIONS OR Box 333  
RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
REVENUE 330.00

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
REVENUE 165.00

90049930

Document Number

The South 165 feet of the East 187.46 feet of the South 1/2 of the East 1/2 of the South East 1/4 of the North East 1/4 of Section 31, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois excepting therefrom if any a parcel of land in the East 1/4 of the North East 1/4 of said section being that part lying within a strip of land 145 feet in width 55 feet in width to right and 90 feet to left of center described as follows:

Commencing at the South East corner of the North East 1/4 of Section 31, Township 38 North, Range 12 East of the Third Principal Meridian and thence Westerly along the South line of the said North East 1/4 of Section 31, a distance of 242.46 feet to the intersection of the center line of the proposed channel improvement for the point of beginning, thence 2 degrees 08 07/100 minutes 35 seconds West along the center line of the proposed channel improvement a distance of 742.01 feet; thence to the left along a curve having a radius of 301.33 feet a distance of 114.19 feet thence North 24 degrees 01 minutes 48 seconds with a distance of 118.68 feet; thence to the right along a curve having a radius of 300.33 feet a distance of 142.54 feet; thence North 3 degrees 17 minutes 25 seconds East a distance of 423.20 feet; thence to the right along a curve having a radius of 287.94 feet a distance of 208.75 feet; thence North 45 degrees 02 minutes 25 seconds East, a distance of 269.12 feet to the intersection of the center line of the proposed channel improvement with the East line of the aforesaid North East 1/4 of Section 31, which point is 764.22 feet South along said East line from the North East corner of Section 31, Township 38 North, Range 12 East of the Third Principal Meridian and also excepting therefrom that part taken and used for public roads and highways, in Cook County, Illinois.

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Property of