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The Grantor, Harris Trust and Savings Bank, a corporation of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, not personally, but solely as Trustee under the provisions of a Deed or Deeds in Trust duly recorded and delivered to said bank in pursuance of a certain Trust Agreement dated the 26th day of December 19 86, AND known as Trust Number 43884, in consideration of Ten and No/100ths Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and quit claims to SAMUEL A. SANTIANGELO and BARBARA A. SANTIANGELO, husband and wife, not as tenants in common, but in joint tenancy, of (Address of Grantee) 1507 Oneida Lane Mount Prospect, Illinois 60056 the following described real estate in Cook County, Illinois:

See Exhibit "A" attached hereto and made a part hereof.

Subject to: See Exhibit "B" attached hereto and made a part hereof.

90117519

This Document was prepared by: Martin K. Blonder, Rosenthal and Schanfield 55 E. Monroe, Suite 4620 Chicago, Illinois 60603

IN WITNESS WHEREOF, Grantor has caused its corporate seal to be hereunto affixed, and name to be signed by its Vice President and attested by its Assistant Secretary, this 12th day of March, 19 90.



HARRIS Trust and Savings BANK as Trustee as aforesaid, and not personally,

BY:

Vice President

ATTEST:

Assistant Secretary

STATE OF ILLINOIS,) SS. COUNTY OF COOK)

"OFFICIAL SEAL" Catherine Murphy Notary Public, State of Illinois My Commission Expires 3/6/92

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Vice President and Assistant Secretary of the HARRIS TRUST AND SAVINGS BANK, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President 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 and as the free and voluntary act of said Bank for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Bank caused the corporate seal of said Bank to be affixed 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.

GIVEN under my hand and Notarial Seal this 14th day of March, 19 90 Catherine Murphy NOTARY PUBLIC

RECORD

Name Mr. Robert F. DiSilvestro Street DiSilvestro & DiSilvestro City 3800 North Austin Avenue Chicago, Illinois 60634

FOR INFORMATION ONLY INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE 364 Inland Drive Wheeling, Illinois 60090

INSTRUCTIONS OR RECORDER'S OFFICE BOX NUMBER

P.I.N. 03-12-300-062-0000 (affects this and other property)

897006 N

Property of Cook County

This space for revenue stamps

DOCUMENT NUMBER

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STATE OF ILLINOIS
DEPARTMENT OF REVENUE
JUN 15 2017 12:00 PM

REAL ESTATE TRANSACTION TAX
17.50

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LEGAL DESCRIPTION 90117519

PARCEL 1:

THAT PART OF LOT 1 IN HENRY GRANDT AND OTHERS SUBDIVISION OF PART OF SECTIONS 12 AND 13, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 29, 1923 AS DOCUMENT NO. 7790590, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 397.88 FEET EAST AND 170.55 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1, AS MEASURED ALONG THE SOUTH LINE THEREOF AND ALONG A LINE AT RIGHT ANGLES THERETO (THE SOUTH LINE OF SAID LOT 1 HAVING AN ASSUMED BEARING OF DUE EAST-WEST FOR THIS LEGAL DESCRIPTION);

THENCE SOUTH 81 DEGREES 04 MINUTES 00 SECONDS WEST, 52.75 FEET;	
" NORTH 08 " 56 " 00 " WEST, 42.88 "	;
" NORTH 81 " 04 " 00 " EAST, 56.75 "	;
" SOUTH 08 " 56 " 00 " EAST, 32.30 "	;
" NORTH 81 " 04 " 00 " EAST, 6.00 "	;
" SOUTH 08 " 56 " 00 " EAST, 10.58 "	;

TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN INSTRUMENT DATED JUNE 9, 1988 AND RECORDED JUNE 10, 1988 AS DOCUMENT NUMBER 88-253526.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN INSTRUMENT DATED SEPTEMBER 1, 1978 AND RECORDED ON OCTOBER 12, 1978 AS DOCUMENT NUMBER 24666972.

PARCEL 4:

EASEMENT FOR PARTY WALLS, INGRESS AND EGRESS AS CREATED BY AMENDMENT AND RESTATEMENT OF DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, PARTY WALLS AND EASEMENTS DATED JUNE 9, 1988 AND RECORDED ON JUNE 10, 1988 AS DOCUMENT NUMBER 88-253528 AND BY SUPPLEMENTAL DECLARATION TO FIRST AMENDMENT TO AGREEMENT TO PROVIDE PARTY WALL RIGHTS, EASEMENTS, COVENANTS AND RESTRICTIONS DATED DECEMBER 19, 1989 AND RECORDED ON DECEMBER 20, 1989 AS DOCUMENT NUMBER 89-608946.

364 Inland Drive
Wheeling, Illinois 60090
P.I.N.: 03-12-300-062-0000 (affects this and other property)

EXHIBIT A

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- 1) GENERAL REAL ESTATE TAXES FOR THE YEAR 1989, SECOND INSTALLMENT, AND ALL SUBSEQUENT YEARS.
- 2) ANNUAL MAINTENANCE ASSESSMENT OF WHEELING DRAINAGE DISTRICT NO. 1, UNDER LAW DOCKET NO. 26637CO, BOOK 402 PAGE(S) 421, FOR 1991 AND SUBSEQUENT YEARS.
- 3) RIGHT OF THE PUBLIC AND THE STATE OF ILLINOIS, IN AND TO THAT PART OF THE LAND WHICH IS INCLUDED IN WOLF ROAD.
- 4) GRANT RECORDED OCTOBER 31, 1960 AS DOCUMENT 18004038 MADE BY ARTHUR CLESEN AND MARY ANN CLESEN, HIS WIFE, TO THE NORTHERN ILLINOIS GAS COMPANY, ITS SUCCESSORS AND ASSIGNS, OF THE RIGHT TO LAY, MAINTAIN, OPERATE, RENEW AND REMOVE A GAS MAIN AND OTHER NECESSARY GAS FACILITIES IN, UPON, UNDER AND ALONG THE EAST SIDE OF THE PUBLIC HIGHWAY KNOWN AS WOLF ROAD WHICH EXTENDS ALONG THE WEST SIDE OF THE LAND.
- 5) NOTICE OF STORM WATER DETENTION REQUIREMENTS RECORDED MAY 8, 1978 AS DOCUMENT 24437086.
- 6) GRANT OF EASEMENT RECORDED OCTOBER 12, 1978 AS DOCUMENT 24666972 MADE BY AND BETWEEN HARRIS TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS, AS TRUSTEE, UNDER TRUST AGREEMENT DATED NOVEMBER 10, 1977 AND KNOWN AS TRUST NUMBER 38086 AND WHEELING TRUST AND SAVINGS BANK, AS TRUSTEE, UNDER TRUST AGREEMENT DATED OCTOBER 21, 1978 AND KNOWN AS TRUST NUMBERS 631 AND 632 OVER THE LAND AND OTHER PROPERTY FOR THE PURPOSE OF INGRESS AND EGRESS TO AND FROM WOLF ROAD FOR PEDESTRIAN AND VEHICULAR TRAFFIC, FOR THE INSTALLATION OF ADVERTISING SIGNS AND FOR THE INSTALLATION, MAINTENANCE, REPAIR AND CONTINUED USE OF UTILITY LINES.

(AFFECTS ALL THAT PART OF PARCEL 1 LYING NORTHERLY OF A LINE 90 FEET (MEASURED AT RIGHT ANGLES) SOUTHERLY AND PARALLEL WITH THE MOST NORTHERLY LINE OF PARCEL 1 AND THE NORTH 70 FEET OF PARCEL 2 AND THE SOUTH 95 FEET OF THE LAND AND OTHER PROPERTY).

AMENDED BY DOCUMENT RECORDED MAY 14, 1980 AS DOCUMENT NUMBER 25456482 TO INCLUDE MORE PROPERTY.

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- 7) COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENT INCLUDING MAINTENANCE CONTAINED IN INSTRUMENT RECORDED AS DOCUMENT NUMBERS 24666972 AND 25456482.
- 8) EASEMENT SET FORTH IN DOCUMENT 24666972, IS AMENDED BY AGREEMENT RECORDED MAY 14, 1980 AS DOCUMENT 25456482 AND MODIFIED BY INSTRUMENT RECORDED AS DOCUMENT NUMBERS 88-253527 AND 88-253528, MADE BY AND BETWEEN HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 10, 1977 AND KNOWN AS TRUST NUMBER 38086 AND WHEELING TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 21, 1968 AND KNOWN AS TRUST NUMBERS 631 AND 632 ON, OVER, ACROSS, THROUGH AND UNDER THE LAND FOR THE PURPOSE OF INSTALLING EXTENSIONS AND THE CONTINUOUS USE ON ANY AND ALL UTILITY LINES.

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- 9) EASEMENT AS CREATED BY GRANT RECORDED JANUARY 23, 1980 AS DOCUMENT 25332747 TO THE COMMONWEALTH EDISON COMPANY.
- 10) UNRECORDED LAUNDRY LEASE IN FAVOR OF SERVICE COIN, INC..
- 11) UNRECORDED EASEMENTS IN FAVOR OF THE NORTHERN ILLINOIS GAS COMPANY AS SHOWN ON THE NORTHERN ILLINOIS GAS COMPANY PLAT NUMBER 33123.
- 12) EASEMENT FOR WATER AND SANITARY SEWER PURPOSES RECORDED OCTOBER 16, 1980 AS DOCUMENT 25624541 IN FAVOR OF CITIZENS UTILITIES.
- 13) COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS CONTAINED IN THE DECLARATION RECORDED FEBRUARY 21, 1990 AS DOCUMENT NUMBER 90083586,*AND ALSO CREATING THE OAKS OWNERS ASSOCIATION AND THE CREATION OF ASSESSMENTS TO BE PAID.
*AND AS AMENDED BY DOCUMENT NUMBER 90113001,
- 14) COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS INCLUDING MAINTENANCE CHARGES CONTAIN IN INSTRUMENT LABELLED EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 88-253526.
- 15) MAINTENANCE CHARGE WITH RESPECT TO AN EASEMENT FOR INGRESS AND EGRESS AS CONTAINED AND NOTED ON PAGE 3 IN INSTRUMENT RECORDED AS DOCUMENT NUMBER 88-253527.
- 16) COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS, INCLUDING ASSESSMENTS CONTAINED IN INSTRUMENT RECORDED AS DOCUMENT NUMBERS 88-253527, 88-253528, 89-608946 AND 90-083585.
- 17) EASEMENTS GRANTED TO PUBLIC SERVICE COMPANY FOR MAINTENANCE OF POLES AND WIRES AS REFERRED TO IN DEED RECORDED AS DOCUMENT NUMBER 14225562.

(AFFECTS PARCELS 2 AND 3)
- 18) TERMS, PROVISIONS, AND CONDITIONS RELATING TO THE EASEMENT DESCRIBED AS PARCELS 2 AND 3 CONTAINED IN THE INSTRUMENT CREATING SUCH EASEMENT.
- 19) RIGHTS OF THE ADJOINING OWNERS TO THE CONCURRENT USE OF THE EASEMENT DESCRIBED AS PARCELS 2 AND 3. 90117519
- 20) GRANT OF EASEMENT TO PUBLIC SERVICE COMPANY OF NORTHERN ILLINOIS FOR GAS MAINS ON MILWAUKEE AVENUE AS CREATED BY INSTRUMENT RECORDED AS DOCUMENT NUMBER 5425704.

(AFFECTS PARCEL 3)
- 21) PROPERTY SUBJECT TO THE PROVISIONS OF AGREEMENT RECORDED DECEMBER 21, 1950 AS DOCUMENT NUMBER 14978151. SAID AGREEMENT MAKES MENTION ON AN EASEMENT, IF ANY, FOR MAINTENANCE OF POLES AND WIRES GRANTED TO THE PUBLIC SERVICE COMPANY.

(AFFECTS PARCELS 2 AND 3)

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- 22) PUBLIC UTILITY EASEMENT AND COVENANTS, CONDITIONS AND RESTRICTIONS THEREIN CONTAINED RECORDED ON FEBRUARY 17, 1981 AS DOCUMENT NUMBERS 25775992, 25786797, 26329652, 26340021 (MODIFIED BY INSTRUMENT RECORDED AS DOCUMENT NUMBER 26466737), 26462004, 26462005, 26845284 AND 86-000862.
- 23) EXISTING UNRECORDED LEASES TO TENANTS IN POSSESSION OF APARTMENT'S UNITS.

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AND SUBJECT TO:

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PROVIDED THAT TITLE INSURER GUARANTEES OVER THE FOLLOWING EXCEPTION NOS. 24 THROUGH 34, BOTH INCLUSIVE.

- 24) PART PURCHASE MONEY WRAPAROUND ILLINOIS MORTGAGE DATED DECEMBER 31, 1986 AND RECORDED DECEMBER 31, 1986 AS DOCUMENT NUMBER 86631424 MADE BY HARRIS TRUST AND SAVINGS BANK AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 26, 1986 AND KNOWN AS TRUST NUMBER 43884, TO THE OAKS OF NORTHFIELD LIMITED PARTNERSHIP, TO SECURE AN INDEBTEDNESS OF \$5,700,000.00.

MODIFICATION OF MORTGAGE RECORDED FEBRUARY 20, 1987 AS DOCUMENT NUMBER 87-100916.

- 25) MORTGAGE DATED JANUARY 22, 1979 AND RECORDED FEBRUARY 16, 1979 AS DOCUMENT NUMBER 24850325 MADE BY GLENVIEW STATE BANK, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 1978 AND KNOWN AS TRUST NUMBER 1812, TO NORTHWEST FEDERAL SAVINGS AND LOAN ASSOCIATION OF CHICAGO, TO SECURE AN INDEBTEDNESS OF \$2,880,000.00.

ASSIGNED BY DOCUMENT 26956916, RECORDED FEBRUARY 3, 1984, TO FEDERAL NATIONAL MORTGAGE ASSOCIATION, A CORPORATION OF THE UNITED STATES OF AMERICA.

- 26) ASSIGNMENT OF RENTS AND RECORDED FEBRUARY 16, 1979 AS DOCUMENT NUMBER 24850326, MADE BY GLENVIEW STATE BANK, TO NORTHWEST FEDERAL SAVINGS AND LOAN ASSOCIATION OF CHICAGO.

ASSIGNED BY DOCUMENT 26956916 TO FEDERAL NATIONAL MORTGAGE ASSOCIATION, A CORPORATION OF THE UNITED STATES OF AMERICA.

- 27) MORTGAGE DATED MARCH 5, 1979 AND RECORDED MARCH 8, 1979 AS DOCUMENT NUMBER 24873543 MADE BY GLENVIEW STATE BANK, A CORPORATION OF THE UNITED STATES OF AMERICA, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 1978 AND KNOWN AS TRUST NUMBER 1812, TO NORTHWEST FEDERAL SAVINGS AND LOAN ASSOCIATION OF CHICAGO, A CORPORATION OF THE UNITED STATES OF AMERICA, TO SECURE AN INDEBTEDNESS OF \$2,304,000.00.

- 28) ASSIGNMENT OF RENTS AND RECORDED AS DOCUMENT NUMBER 24873544, MADE BY GLENVIEW STATE BANK, A CORPORATION OF THE UNITED STATES OF AMERICA, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 1978 AND KNOWN AS TRUST NUMBER 1812, TO NORTHWEST FEDERAL SAVINGS AND LOAN ASSOCIATION.

- 29) ASSIGNMENT OF RENTS AND RECORDED DECEMBER 31, 1986 AS DOCUMENT NUMBER 86-631425, MADE BY HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 26, 1986 AND KNOWN AS TRUST NUMBER 43884, TO THE OAKS OF NORTHFIELD LIMITED PARTNERSHIP.

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- 30) SUBROGATION AGREEMENT DATED DECEMBER 31, 1986 AND RECORDED FEBRUARY 20, 1987 AS DOCUMENT 87-100915, BETWEEN HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 26, 1986 AND KNOWN AS TRUST NUMBER 43884, AND THE OAK NORTHFIELD LIMITED PARTNERSHIP. SAID SUBROGATION AGREEMENT EFFECT MORTGAGES RECORDED AS DOCUMENT NUMBERS 24850325, 24873543 AND 86-631424, NOTED AT EXCEPTION NUMBERS 2, 3 AND 5.

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- 31) SECURITY INTEREST OF THE OAKS OF NORTHFIELD LIMITED PARTNERSHIP, SECURED PARTY, IN CERTAIN DESCRIBED CHATTELS ON THE LAND, UNDER A FINANCING STATEMENT EXECUTED BY KATHY FANSLAW, DEBTOR, AND FILED FEBRUARY 23, 1987 AS DOCUMENT NUMBER 87 U 04773.
- 32) SECURITY INTEREST OF THE OAKS OF NORTHFIELD LIMITED PARTNERSHIP, SECURED PARTY, IN CERTAIN DESCRIBED CHATTELS ON THE LAND, UNDER A FINANCING STATEMENT EXECUTED BY HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST NO. 43884, DEBTOR, AND FILED FEBRUARY 23, 1987 AS DOCUMENT NUMBER 87 U 04774.
- 33) PART PURCHASE MONEY WRAPAROUND ILLINOIS MORTGAGE DATED DECEMBER 15, 1986 AND RECORDED DECEMBER 31, 1986 AS DOCUMENT NUMBER 86-631422 MADE BY GLENVIEW STATE BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 1978 AND KNOWN AS TRUST NUMBER 1812, TO INLAND REAL ESTATE CORPORATION, TO SECURE AN INDEBTEDNESS OF \$5,740,000.00.

NOTE: JOINDER ATTACHED TO THE PART PURCHASE MONEY WRAPAROUND ILLINOIS MORTGAGE RECORDED DECEMBER 31, 1986 AS DOCUMENT 86-631424.

- 34) PART PURCHASE MONEY JUNIOR ILLINOIS MORTGAGE DATED DECEMBER 31, 1986 AND RECORDED DECEMBER 31, 1986 AS DOCUMENT NUMBER 86-631426 MADE BY HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 26, 1986 AND KNOWN AS TRUST NUMBER 43884, TO THE OAKS OF NORTHFIELD LIMITED PARTNERSHIP, TO SECURE AN INDEBTEDNESS OF \$875,000.00.

NOTE: MODIFICATION OF JUNIOR MORTGAGE RECORDED FEBRUARY 20, 1987 AS DOCUMENT 87-100917.

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DEPT-01 RECORDING

\$18.25

DEPT-01 RECORDING \$18.25
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#027 # -90-117519
COOK COUNTY RECORDER

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