

① 11-11-15 R. K. Hoff

90204684

(The above space for recorder's use only)

THIS INDENTURE, made this 15th day of April, 1990 between FIRST CHICAGO BANK OF RAVENSWOOD, formerly known as Bank of Ravenswood, hereinafter referred to as First Chicago Bank of Ravenswood, an Illinois Banking Corporation as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said bank in pursuance of a trust agreement dated the 15th day of Sept. 1986, and known as Trust Number: 25-8030, party of the first part, and Mitzi E. Burgess and Steven P. Weiss, party of the second part.

Address of Grantor(s): 1330 N. Dearborn Pkwy, #1305, Chicago, IL

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 convey and quit claim unto said parties of the second part, as joint tenants with right of survivorship the following described real estate, situated in COOK County, Illinois, to-wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO

90204684

14-29-302-012 THRU 018 & 14-29-302-057 THRU 058

(Permanent Index No. \_\_\_\_\_)

together with the tenements and appurtenances thereunto belonging, TO HAVE AND TO HOLD the same unto said party of the second part, and to the use, benefit and behoof forever of said party of the second part.

DEPT-01 RECORDING  
T49999 TRAN 4062 05/03/90 12:38:00  
#9901 G \*-90-204684  
COOK COUNTY RECORDER

venue stamp and date affixed here.

14.29  
Document Number

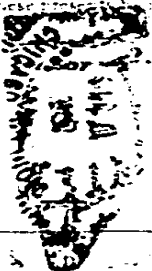
This deed is executed pursuant to, and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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 \_\_\_\_\_ Vice President and attested by its Land Trust Officer, the day and year first above written.

FIRST CHICAGO BANK OF RAVENSWOOD  
As Trustee as Aforesaid

By: *[Signature]* VICE-PRESIDENT

Attest: *[Signature]* LAND TRUST OFFICER



MAIL TO  
NAME *[Handwritten]*  
ADDRESS *[Handwritten]*  
CITY AND STATE *[Handwritten]*

ADDRESS OF PROPERTY:  
2734H. Janssen Avenue  
Chicago, IL

THIS DOCUMENT WAS PREPARED AND DRAFTED BY  
Cecelia Valle

OR RECORDER'S OFFICE BOX NO \_\_\_\_\_

FIRST CHICAGO  
Bank of Ravenswood

1825 W. Lawrence Avenue  
Chicago, Illinois 60640  
(312) 889-3000

90204684  
142



# UNOFFICIAL COPY

## EXHIBIT A TO TRUSTEE'S DEED

### LEGAL DESCRIPTION OF UNIT

UNIT 2734H TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN PARK LANE TOWNHOME CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 88-248725 AS AMENDED FROM TIME TO TIME IN SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This deed is subject to: encroachments, if any; building lines, conditions and restrictions of record; terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments thereto, if any; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; limitations and conditions imposed by the Illinois Condominium Property Act (the "Act") and the Chicago Municipal Code, Chapter 100.2, both as amended from time to time; non-delinquent general taxes for the year 1987 and subsequent years; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium; matters disclosed in the Property Report and amendments thereto, if any; acts done or suffered by, through or under PURCHASER; special city or county taxes or assessments, if any; and liens and other matters of title insured over by means of endorsement, if any; provided, however, any such encroachment, building line condition or restriction of record, or easement shall not materially adversely affect the intended use or marketability of title of the Purchased Unit.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION, THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE DEED IS CONVEYED ON THE CONDITIONAL LIMITATION THAT THE PERCENTAGE OF OWNERSHIP OF SAID GRANTEES IN THE COMMON ELEMENTS SHALL BE DIVESTED PRO TANTO AND VEST IN THE GRANTEES OF THE OTHER UNITS IN ACCORDANCE WITH THE TERMS OF SAID DECLARATION AND ANY AMENDED DECLARATIONS 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 GRANTEES 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 THE OTHER TERMS OF SAID DECLARATION, WHICH IS HEREBY INCORPORATED HEREIN BY REFERENCE THERETO, AND TO ALL THE TERMS OF EACH AMENDED DECLARATION RECORDED PURSUANT THERETO.

90201684