

Trustee's Deed

UNOFFICIAL COPY

DEED dated March 26, 1991

73691173651

by First Illinois Bank & Trust, 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 3 day of January 1990, and known as Trust Number 9681 grantor, in favor of Sheri Lynn Gronhovd, a single person 1017 Knollwood Drive

Palatine, Illinois 60067 grantee, WITNESSETH, That grantor, in consideration of the sum of Ten (\$10.00) -----00/100

Dollars and other good and valuable considerations in hand paid, and pursuant to the power and authority vested in the grantor, does hereby convey and quitclaim unto the grantee, in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

SEE LEGAL DESCRIPTION ON REVERSE SIDE

not violated by existing improvements of record SUBJECT ONLY TO: (a) general real estate taxes and assessments not due and payable at the time of closing; (b) the Declaration and any amendments thereto; (c) easements, covenants, conditions, restrictions, ordinances and building lines of record; (d) easement agreements which may hereafter be executed by Seller, provided such easements do not impair the use of the Property as a single family residence; (e) applicable zoning, health and building laws and ordinances; (f) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (g) any mortgage and related security in connection with Purchaser's financing of the purchase of the Property; and (h) other title exceptions, if any, including mechanics' lien claims, provided Seller has procured an endorsement from First American Title Insurance Company or its agent (the "Title Company") insuring over any such exceptions.

and commonly known as: 768 North Walden Drive, Palatine, Illinois together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Real Estate Tax Number(s): 02-15-112-013

IN WITNESS WHEREOF, the grantor as trustee aforesaid, has caused its corporate seal to be hereto affixed and has caused its name to be signed and attested to this deed by its duly authorized officers the day and year set forth above.

FIRST ILLINOIS BANK & TRUST as trustee aforesaid.

ATTEST: Executive Vice President

BY: PATRICK A. CARRIE VICE PRESIDENT & TRUST OFFICER

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 First Illinois Bank & 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.

Given under my hand and official seal, this 26th day of March 1991 Commission expires 5/29/94 Catherine E. Arnold NOTARY PUBLIC



This instrument was prepared by First Illinois Bank & Trust Notary Public, State of Illinois

ADDRESS OF PROPERTY 768 North Walden Drive

Palatine, Illinois 60078

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: Marcus A. Martin (Name) 7200 Sear Tower (Address) Chicago, Illinois 60606 (City, State, and Zip)

OR RECORDER'S OFFICE BOX NO.

(Name)

(Address)

COOK COUNTY RECORDER

AFFIX "RIDERS" OR REVENUE STAMPS HERE

1062 060

First American Title Order #

1329

UNOFFICIAL COPY

TRUSTEE'S DEED

FIRST ILLINOIS BANK
& TRUST

As Trustee

TO

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
APR 16 1928
DEPT OF REVENUE
1928

Commonly known as 768 North Walden Drive, Palatine, Illinois

Property of Cook
PIN: 02-15-112-013
OF SAID LOT 13 TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.
90 DEGREES 00 MINUTES 00 SECONDS EAST 27.16 FEET ALONG THE NORTH LINE
SURFACE OF SAID BUILDING TO THE NORTH LINE OF LOT 13; THENCE NORTH
00 DEGREES 00 MINUTES 00 SECONDS EAST 2.00 FEET ALONG THE EXTERIOR
EAST 0.50 FEET TO AN EXTERIOR CORNER OF SAID BUILDING; THENCE NORTH
OF SAID PARTY WALL; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS
00 DEGREES 00 MINUTES 00 SECONDS EAST 56.03 FEET ALONG THE CENTERLINE
A PARTY WALL COMMON TO UNIT NO. 768 AND UNIT NO. 770; THENCE NORTH
90 DEGREES 00 MINUTES 00 SECONDS WEST 0.42 FEET TO THE CENTERLINE OF
SURFACE OF SAID BUILDING TO AN EXTERIOR CORNER THEREOF; THENCE NORTH
00 DEGREES 00 MINUTES 00 SECONDS EAST 1.01 FEET ALONG THE EXTERIOR
EAST 3.96 FEET TO AN EXTERIOR CORNER OF SAID BUILDING; THENCE NORTH
SOUTH LINE OF LOT 13; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS
NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST 27.15 FEET ALONG SAID
AND THE PROLONGATION THEREOF TO THE SOUTH LINE OF LOT 13; THENCE
00 SECONDS EAST 5.01 FEET ALONG THE EXTERIOR SURFACE OF SAID BUILDING
EXTERIOR CORNER OF SAID BUILDING; THENCE SOUTH 00 DEGREES 00 MINUTES
THESE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST 0.42 FEET TO AN
SECONDS EAST 29.49 FEET ALONG THE CENTERLINE OF SAID PARTY WALL;
UNIT NO. 766 AND UNIT NO. 768; THENCE SOUTH 00 DEGREES 00 MINUTES 00
SECONDS EAST 0.33 FEET TO THE CENTERLINE OF A PARTY WALL COMMON TO
EXTERIOR CORNER THEREOF; THENCE SOUTH 90 DEGREES 00 MINUTES 00
EAST 27.59 FEET ALONG THE EXTERIOR SURFACE OF SAID BUILDING TO AN
AND FRAME BUILDING; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS
00 MINUTES 00 SECONDS EAST 0.91 FEET TO AN EXTERIOR CORNER OF A BRICK
OF SAID LOT 13 FOR THE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES
DEGREES 00 MINUTES 00 SECONDS WEST 111.41 FEET ALONG THE NORTH LINE
COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 13; THENCE NORTH 90

THAT PORTION OF LOT 13 IN TIMBERLAKE ESTATES, BEING A SUBDIVISION OF
THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10 EAST
OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF PALATINE, IN COOK
COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

PARCEL ONE:

EXHIBIT A

31172651

1-3011-1286