

91277675

DEPT-01 RECORDING \$14.29
T#7777 TRAN 0806 06/10/91 14:11:00
#9996 # G *-91-277675
COOK COUNTY RECORDER

(The above space for recorders use only)

AC 5/26/91 CB

THIS INDENTURE, made this 31st day of May, 1991, between FIRST CHICAGO TRUST COMPANY OF ILLINOIS, formerly known as Bank of Ravenswood, hereinafter referred to as First Chicago Trust Company, an Illinois 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 December, 1982, and known as Trust Number 25-5512, party of the first part, and Linda E. Stem and Teri A. Densford, party of the second part. Address of Grantee(s): 1405 Kenneth Circle, Elgin Illinois

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 Attached Hereto

(Permanent Index No.: 06-07-402-190)

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 proper use, benefit and behoof forever of said party of the second part.

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

FIRST CHICAGO TRUST COMPANY OF ILLINOIS
As Trustee as Aforesaid



By [Signature] VICE-PRESIDENT
Attest [Signature] TRUST OFFICER

MAIL TO:
NAME Linda Stem
ADDRESS 1405 Kenneth Circle
CITY AND STATE Elgin IL
OR RECORDER'S OFFICE BOX NO. _____

ADDRESS OF PROPERTY:
1405 Kenneth Circle
Elgin, Illinois 60120
THIS DOCUMENT WAS PREPARED AND DRAFTED BY:
Jacklin Isha
FIRST CHICAGO
Trust Company of Illinois
1825 W. Lawrence Ave.
Chicago, Illinois 60640

Revenue stamps and riders affixed here.

Document Number

91277675

1429

UNOFFICIAL COPY

2704512

RECORDED 10-17-91
COOK COUNTY CLERK'S OFFICE

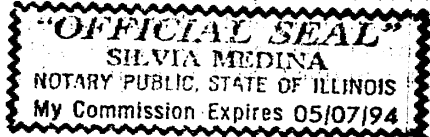
STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT

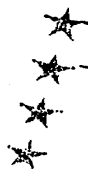
Mario Gotanco
Vice-President of the **FIRST CHICAGO TRUST COMPANY OF ILLINOIS, and**
Eva Hig
Trust Officer of said Trust Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Trust Officer respectively, appeared before me this day in person and acknowledged that they signed and delivered the instrument as their own free and voluntary act, and as the free and voluntary act of said Trust Company, for the uses and purposes therein set forth; and the said Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Trust Company, did affix the said corporate seal of said Trust Company to said instrument as his own free and voluntary act, and as the free and voluntary act of said Trust Company, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 31st day of May 1991

Silvia Medina
Notary Public



Property of Cook County Clerk's Office



125903

REAL ESTATE TRANSACTION TAX
JUN--91
REVENUE STAMP
\$7500



REORDER ITEM #: P94 LABEL



002564

STATE OF ILLINOIS
JUN--91
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE
050160
7500



51277675

RECORDING FEE

COOK COUNTY CLERK'S OFFICE

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DML/Elgin3.Ex

EXHIBIT A

PARCEL 1: LOT 1405 IN BLOCK 1400 IN KENINGTON SQUARE THIRD ADDITION, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 15, 1984 AS DOCUMENT NUMBER 27337299.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 25442191 AND AMENDED BY DOCUMENT NUMBERS 25523804, 2588L668, 26373744 AND 27340367, AND AS AMENDED FROM TIME TO TIME.

SUBJECT TO:

(A) GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE AT THE TIME OF CLOSING INCLUDING TAXES WHICH MAY ACCRUE BY REASON OF NEW OR ADDITIONAL IMPROVEMENTS DURING THE YEAR OF CLOSING;

(B) BUILDING, BUILDING LINE AND USE OR OCCUPANCY RESTRICTIONS, CONDITIONS AND COVENANTS OF RECORD;

(C) THE TERMS, PROVISIONS, COVENANTS AND CONDITIONS OF THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF KENINGTON SQUARE INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO;

(D) PRIVATE, PUBLIC AND UTILITY EASEMENTS, INCLUDING BUT NOT LIMITED TO ANY EASEMENTS ESTABLISHED BY OR IMPLIED FROM THE DECLARATION OR AMENDMENTS THERETO, IF ANY;

(E) PARTY WALL RIGHTS AND AGREEMENTS, IF ANY;

(F) RIGHTS OF THE PUBLIC, STATE OF ILLINOIS, AND THE MUNICIPALITY IN AND TO THAT PART OF THE LAND TAKEN OR USED FOR ROADS, STREETS OR HIGHWAYS;

(G) TERMS AND PROVISIONS OF THE PRE-ANNEXATION AGREEMENT ATTACHED AND MADE A PART OF THE PETITION FOR ANNEXATION RECORDED AS DOCUMENT 24150071;

(H) SPECIAL TAXES OR ASSESSMENTS CONFIRMED AFTER THE CLOSING DATE; AND

(I) ACTS DONE OR SUFFERED BY OR JUDGMENTS AGAINST PURCHASER, OR ANYONE CLAIMING UNDER PURCHASER.

31277675

TOTAL P.03

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CLERK OF THE SUPREME COURT

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