

UNOFFICIAL COPY

This Indenture, made this 18th day of November A.D. 19 92 between LaSalle National Trust, N.A. / a national banking association, Chicago, Illinois, 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 3rd day of February 19 70 and known as Trust Number 10-23601-09 (the "Trustee"), and Wayne R. Moretti (the "Grantee(s)")

(Address of Grantee(s): 954 Raleigh Road, Glenview, Illinois 60025 **92965979**)

Witnesseth, that the Trustee, in consideration of the sum of Ten and no/100 Dollars (\$ 10.00)

and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee(s), the following described real estate, situated in Cook County, Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Unit 2A DEPT-01 RECORDING \$25.00
 Property Address 1760 North Wells Street, Chicago, Illinois TRAN 4282 12/22/92 14:53:00
 Permanent Index Number Part of 14-33-413-026 #3260 # *-92-965979
 COOK COUNTY RECORDER

together with the tenements and appurtenances thereunto belonging

To Have And To Hold the same unto the Grantee(s) as aforesaid and to the proper use, benefit and behoof of the Grantee(s) forever.

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 affecting the said real estate or any part thereof given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

In Witness Whereof, the Trustee has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President and attested by its Assistant Secretary, the day and year first

above written
 Attest: LaSalle National Bank
 LaSalle National Trust, N.A. as successor Trustee to

LaSalle National Trust, N.A. /**
 as Trustee as aforesaid.

Nancy A. Strick
 Assistant Secretary

By [Signature]
 Assistant Vice President

This instrument was prepared by
 Jeffrey S. Arnold - Rudnick & Wolfe
 203 North LaSalle Street
 Chicago, Illinois 60601

LaSalle National Trust, N.A.
 Real Estate Trust Department
 135 South LaSalle Street
 Chicago, Illinois 60603-4192

Mail to: Wayne R. Moretti
 954 Raleigh Road
 Glenview, Illinois 60025

BOX 15

25.00
 10

10/2
 283439

UNOFFICIAL COPY

State of Illinois
County of Cook

SS:

VICKI HOWE

a Notary Public in and for said County.

in the State aforesaid. Do Hereby Certify that

JOSEPH W. LAWS

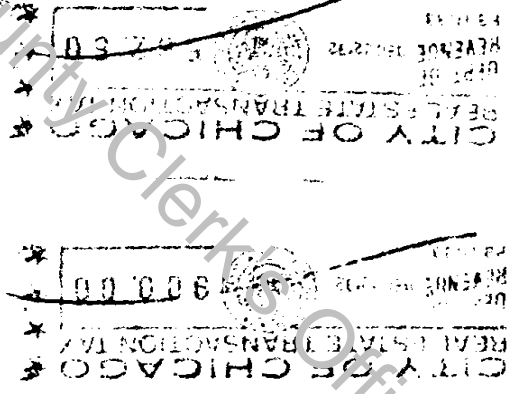
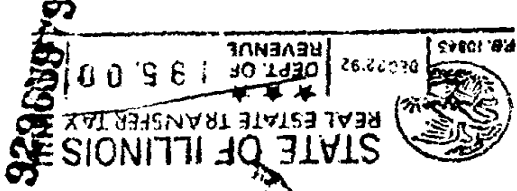
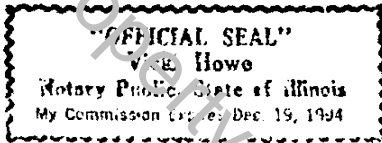
Assistant Vice President of LaSalle National Trust, N.A., and

NANCY A. STACK

Assistant Secretary thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered said instrument as their own free and voluntary act, and as the free and voluntary act of said Trustee, for the uses and purposes therein set forth, and said Assistant Secretary did also then and there acknowledge that he as custodian of the corporate seal of said Trustee did affix said corporate seal of said Trustee to said instrument as his own free and voluntary act, and as the free and voluntary act of said Trustee for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 19th day of November A.D. 1992

Vicki Howe
Notary Public



Box No.

TRUSTEE'S DEED

Address of Property

LaSalle National Trust, N.A.

Trustee
To

LaSalle National Trust, N.A.
135 South LaSalle Street
Chicago, Illinois 60603 4192

UNOFFICIAL COPY

9 2 9 0 0 1 1 9

LEGAL DESCRIPTION

Parcel 1:

Unit No. 2A in Towne Park Condominium, as delineated on a survey of the following described real estate: Lots 1, 2 and 3 (except the south 8 feet of Lot 3) in Runtz Subdivision of the North 1/2 of Lot 12 in North Addition to Chicago in the West 1/2 of the South East 1/4 of Section 33, Township 40 North, Range 14 East of the Third Principal Meridian, which survey is attached as Exhibit 'A' to the Declaration of Condominium recorded as Document 92867813, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2:

The exclusive right to the use of Parking Space 3, a limited common element, as delineated on the survey attached as Exhibit 'A' to the aforesaid Declaration.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

The Tenant, if any, of Unit No. 2A, either waived or failed to exercise his option to purchase the unit or had no option to purchase the unit.

SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) the Condominium Property Act; (c) the Declaration, including all amendments and exhibits thereto; (d) applicable zoning and building laws and ordinances and other ordinances of record; (e) encroachments, if any; (f) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (g) rights of the tenant under the existing lease of the Purchased Unit ("Existing Lease"), if any, if Purchaser is not the tenant under the Existing Lease; (h) utility easements, if any, whether recorded or unrecorded; (i) leases and licenses affecting the Common Elements; (j) covenants, conditions, restrictions, permits, easements and agreements of record; and (k) liens and other matters of title over which Titor Title Insurance Company of California is willing to insure without cost to Purchaser.

Part of 14-33-413-026
1760 North Wells Street
Chicago, Illinois 60614

WEY0463

92765979