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This Indenture, Made this 1st of October 1993 between INDEPENDENT TRUST CORPORATION, a corporation of Illinois, as trust to under the provisions of a deed or deeds in trust duly recorded and delivered to said INDEPENDENT TRUST CORPORATION, in pursuance of a trust agreement dated the 1st day of May 19 86 and known as Trust Number 348 Party of the first part, and Andrew J. Seward, a never married man

of 4621 North Magnolia Unit 21-1 & Unit P-3 Chicago, Ill party of the second part
witnesseth, that said party of the first part in consideration of the sum of Ten and no/100 Dollars, and other good and valuable considerations, in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit: Parcel Description as attached hereto & made a part hereof:

"Grantor also hereby Grants To The Grantee, His Successors and Or Assigns, As Right And Easement A Appurtenant To The Above Described Real Estate, The Rights and Easements for The Benefit of Said Property Set Forth In The Declaration of Condominium, Attached, And Grants, Reserves To Himself, His Successors And Assigns, The Right And Easement Set Forth In Said Declaration For The Benefit of The Remaining Property Described Therein."
"This deed is subject To All Rights, Easements, Conditions, Restrictions and Reservations Contained In Said Declaration The Same As Though The Provisions, Said Declaration Were Printed And Incorporated At Length Herein."

The Purpose of The Trust Was The Tenant of The Unit Prior To The Conversion of The Building To A Condominium.

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPT. OF REVENUE NOV 10 '93 900.00

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPT. OF REVENUE NOV 10 '93 282.50

TOGETHER WITH ALL unpaid taxes and special assessments, if any, and any payments thereon, with interest and costs of record together with the easements and appurtenances thereto belonging Chicago, Ill Illinois

To have and to hold the same unto said party of the second part, and to the person or persons, his heirs and assigns 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 in any form but of record in said county, upon to secure the payment of money and any other indebtedness at the date of the delivery hereof.

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Trust Officer, this day and year first above written

DOCUMENT PREPARED BY Independent Trust Corporation 120 West Madison Chicago, IL 60602

INDEPENDENT TRUST CORPORATION As Trustee (as a company) By Cheryl Jaworsky Trust Officer Attest Gary J. Irwin Trust Officer

STATE OF ILLINOIS } ss COUNTY OF cook } I, the undersigned, a NOTARY PUBLIC in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named Cheryl Jaworsky Trust Officer and the above named Gary J. Irwin Trust Officer of said Corporation personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Trust Officer 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 Corporation 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 Corporation, did affix the said Corporate Seal of said Corporation to said instrument as his own 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 Notarial Seal this 1st day of October 19 93

Please mail to Lawrence Polla

Mailed subsequent tax bills to:

"OFFICIAL SEAL" Carolyn Johnson Notary Public, State of Illinois My Commission Expires 4/24/96 343 S. Dearborn Suite 1400 Chicago, IL 60604

BOX 333

COOK CO. NO. 018 45711 DEPT. OF REVENUE 155.00 STATE OF ILLINOIS REAL ESTATE TRANSFER TAX 77.50 Cook County REAL ESTATE TRANSACTION TAX 77.50 93919539

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Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

UNIT 21-1 AND P-3 IN THE 4619-21 NORTH MAGNOLIA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE NORTH 40 FEET OF LOT 53 AND THE SOUTH 20 FEET OF LOT 54 IN SHERIDAN DRIVE SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17 WHICH LIES NORTH OF THE SOUTH 800 FEET AND EAST OF GREEN BAY ROAD, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 9379235 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

SUBJECT TO:

THE DECLARATION OF CONDOMINIUM OR AMENDMENTS THERETO, IF ANY; PRIVATE, PUBLIC AND UTILITY EASEMENTS INCLUDING ANY EASEMENTS ESTABLISHED BY OR IMPLIED FROM THE DECLARATION OF CONDOMINIUM OR ANY AMENDMENTS THERETO, IF ANY; EXISTING LEASES AND TENANCIES; LIMITATIONS AND CONDITIONS IMPOSED BY THE CONDOMINIUM PROPERTY ACT; MORTGAGE OR TRUST DEED SPECIFIED BELOW, IF ANY; GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING AND SUBSEQUENT YEARS; INSTALLMENTS DUE AFTER THE DATE OF CLOSING OF ASSESSMENTS ESTABLISHED PURSUANT TO THE DECLARATION OF CONDOMINIUM; LEASES AND LICENSES AFFECTING THE COMMON ELEMENTS AND LINES AND OTHER MATTERS WHICH THE TITLE INSURER COMITS TO INSURE BY ENDORSEMENT.

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