

UNOFFICIAL COPY

TRUSTEE'S DEED
(Joint Tenancy form)

COOK COUNTY ILLINOIS
RECORD
MAY 16 AM 8:33
94446999

257
COOK
CC NO. 016
051810

1-1014

The above space for recorder's use only

See 501-510333-7
W/5802046

THIS INDENTURE, made this 18 day of April, 19 94, between PARKWAY BANK AND TRUST COMPANY, an Illinois banking corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated the 15 day of June, 19 92, and known as Trust Number 10352, party of the first part, and JACK MANGURTEN & LILLIAN MANGURTEN, his wife, 3020 W. Touhy, Chicago, Illinois

not as tenants in common, but as joint tenants, part 1ea of the second part.

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 grant, sell and convey unto said part 1ea of the second part, not as tenants in common, but as joint tenants, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

- UNIT 301
- Parking No. 36
- Storage No. 13

SEE LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF.

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
186.00

VILLAGE OF NILES
REAL ESTATE TRANSFER TAX
1881
7/20/94

94446999

together with the tenants and appurtenances thereunto belonging To Have and to Hold the same unto said part 1ea of the second part forever, not in tenancy in common, but in joint tenancy.

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, any mechanic lien, any and all other liens, notices or claims of record and any and all other statutory lien right duly perfected (if any there be) in said county given to secure the payment of money, and remaining unperfected 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/Trust Officer and attested by its Assistant Trust Officer, the day and year first above written

PARKWAY BANK AND TRUST COMPANY
as Trustee as aforesaid.

By [Signature] Asst. Trust Officer
Attest [Signature] Assistant Trust Officer

STATE OF ILLINOIS }
COUNTY OF COOK } SS

the undersigned

Notary Public in and for said County in the state aforesaid, DO HEREBY CERTIFY, that

Jo Ann Kubinski
Asst. Trust Officer of PARKWAY BANK AND TRUST COMPANY, and
Marcelene J. Kawczynski, Asst. Cashier

I, the undersigned, Notary Public, do hereby certify that the foregoing instrument as such Vice-President/Trust Officer and Assistant Trust Officer respectively, appeared before me this day in person and acknowledged to the uses and purposes therein set forth, and the said Assistant Trust Officer, did also then and there acknowledge the same to the uses and purposes therein set forth, and the said Assistant Trust Officer, did also then and there acknowledge the same to the uses and purposes therein set forth, and the said Assistant Trust Officer, did also then and there acknowledge the same to the uses and purposes therein set forth, and the said Assistant Trust Officer, did also then and there acknowledge the same to the uses and purposes therein set forth.

"OFFICIAL SEAL"
GLORIA WIELGOS
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 08/25/95

my hand and Notarial Seal this 18 day of April, 19 94
[Signature]
Notary Public

NAME Michael H. Zarensky
STREET 4025 W. Mannheim Rd.
CITY Schiller Pk, IL 60176
INSTRUCTIONS OR

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE
Unit 301 Park Place Condos.
Niles, Il.

THIS INSTRUMENT WAS PREPARED BY Gloria Wielgos
PARKWAY BANK AND TRUST COMPANY
4800 N. Harlem Avenue, Harwood Heights, IL 60656

BOX 333-CTI

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Property of *Orange County Clerk's Office*

"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."

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Unit 301 in the Park Place Condominiums as delineated on a survey of the following described land:

Parcel 1:

Lot 2, except therefrom that part which lies Northeasterly of the following described line:

Beginning at a point on the Northerly line of Lot 2 in the Subdivision of Lot 4 aforesaid, said point being 10 feet normal to the Northeasterly line of said Lot 2 extended Northwesterly; thence Southeasterly along a straight line to a point on the South line of said Lot 2 being a 6.92 feet West of South East corner of said Lot 2, all in the Subdivision of the part of Lot 4; in Circuit Court Partition of Lot 1 in Assessor's Division of the North 1/2 of Section 31, Township 41 North, Range 13, East of the Third Principal Meridian, lying East of Evergreen Avenue, in Cook County, Illinois

Parcel 2:

Lots 1 through 4, except that part of Lots 1 and 2 lying Northeasterly of the following described line:

Beginning at a point on the Northerly line of said Lot 1 in Ruesch's Milwaukee Avenue Subdivision being 3.35 feet West of the Northeast corner of said Lot 1; thence Southeasterly along a straight line through said Lots 1 and 2 in Ruesch's Milwaukee Avenue Subdivision to a point on the Northeasterly lot line of said Lot 2 in Ruesch's Milwaukee Avenue Subdivision, said point being 15 feet South of the Northeast corner of said Lot 2 (as measured along the said Northeasterly lot line of Lot 2), all in Ruesch's Milwaukee Avenue Subdivision of part of the Northwest fractional 1/4 of Section 31, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois

Parcel 3:

The East 1/2 of vacated alley lying West of and adjoining Lots 1 through 4 aforesaid

Parcel 4:

Lots 5, 6, 7, 8, 9, 10, 11, 12 (excepting therefrom that part of Lot 12 described as follows: beginning at the Southeast corner of said lot, thence Westerly along the South line of Lot 12 for a distance of 20 feet; thence Northeasterly along a straight line to a point on the Northeasterly line of Lot 12, said point being 20 feet Northwest of the point of beginning measured along the Northeasterly line of said Lot 12, thence Southeasterly along said line to the point of beginning) and Lots 13, 14, 15, 16 and 17 in Ruesch's Milwaukee Avenue Subdivision of part of the North West Fractional Quarter of Section 31, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois

Parcel 5:

The East 1/2 of vacated alley lying West of and adjoining Lots 5 to 12 aforesaid, the West 1/2 of vacated alley lying East of and adjoining Lots 13 to 16 aforesaid, and all of vacated alley lying between Lots 16 and 17 aforesaid. Which survey is attached as Exhibit "A" to the Declaration of Condominium made by Parkway Bank and Trust Company, as Trustee under Trust Agreement dated June 15, 1992 and known as Trust Number 10352 recorded March 22, 1994 as Document 94258673 together with its undivided percentage interest in the common elements, in Cook County, Illinois

Also

The exclusive right to the use of Parking Space P 36 and Storage Space S 11 limited common elements as delineated on the survey attached to the Declaration aforesaid recorded as Document 94258673

94258673

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