

APPLICATION NO. 3516813-R
APR 23 1987

VOLUME 2007-1 PAGE 6
CERTIFICATE NO. 1451031
OWNER THE BANK & TRUST COMPANY OF ARLINGTON HEIGHTS,
as Trustee, Trust No. 3578.

UNOFFICIAL COPY

94552739

**CERTIFICATE
OF TITLE**

DEPT-11 \$49.50
Date Of First Registration #0013 TRAN 5788 06/23/94 14.55.00
#5066 # AP * -94-552739
MAY SEVENTH (7th), 1925 COOK COUNTY RECORDER
TRANSFERRED FROM 1451029
CERTIFICATE NO.

STATE OF ILLINOIS }
COOK COUNTY }

SS. I Harry "Bus" Yourell Registrar of Titles in
and for said County, in the State aforesaid, do hereby certify that

THE BANK & TRUST COMPANY OF ARLINGTON HEIGHTS, AN Illinois Corporation, as
Trustee, under the provisions of a Trust Agreement dated the 18th day of
April, 1986 and known as Trust Number 3578.

of the VILLAGE OF ARLINGTON HEIGHTS County of COOK and State of ILLINOIS
is, the owner of an estate in fee simple, in the following described
land situated in the County of Cook and State of Illinois.

DESCRIPTION OF LAND

The South One (1) of the East One Half (1) of the West One Half (1) of the
Northwest Quarter (1) of Section 21, Township 42 North, Range 11, East of the
Third Principal Meridian, (except that part taken for Thomas Avenue by Plat of
Dedication Document No. 3546741)

03-21-100-027-115

Cook County Clerk's Office
94552739

Subject to the Estates, Easements, Incumbrances and Charges noted on
the following memorials page of this Certificate.

Witness My hand and Official Seal

this FIFTH (5th) day of SEPTEMBER A. D. 1986
AP 5-5-865
Harry Bus Yourell
Registrar of Titles, Cook County, Illinois.

UNOFFICIAL COPY

COOK COUNTY

CLERK OF THE COURT
1100 N. LAKE ST.
CHICAGO, ILL. 60610
TEL: 312-437-2000

Property of Cook County Clerk's Office

MEMORIALS

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

| DOCUMENT NO. | NATURE AND TERMS OF DOCUMENT | DATE OF DOCUMENT | DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR | SIGNATURE OF REGISTRAR |
|---------------------------|---|------------------|---|------------------------|
| 279003-67 In Duplicate | General Taxes for the year 1986. Subject to General Taxes levied in the year 1987. Trust Deed from Gerald A. Schroeder and Clara E. Schroeder, to Raymond S. Johnston, as Trustee, to secure their note in the sum of \$350,000.00, payable as therein stated. For particulars see Document. | | | <i>Harry Busby</i> |
| 3068763 | Nov. 10, 1978 Extension Agreement by and between First National Bank of Mount Prospect, a National Banking Association and Gerald A. Schroeder and Clara W. Schroeder, extending time of payment of balance of \$350,000.00, remaining unpaid on note secured by Trust Deed registered as Document Number 3068763, according to the terms and conditions specified in said Trust Deed and Extension Agreements. For particulars see Document. | Nov. 10, 1978 | Jan. 2, 1979 9:16AM | <i>Harry Busby</i> |
| 3278611 In Duplicate | Mortgage's Duplicate Certificate 664877 issued 10-18-82 on Trust Deed 3068763 from Gerald A. Schroeder and Clara E. Schroeder, to First National Bank of Mount Prospect, as Trustee, to secure note in the sum of \$25,000.00, payable as therein stated. For particulars see Document. (Affidavit of no U.S. Tax lien attached) | Oct. 6, 1982 | Oct. 18, 1982 10:31AM | <i>Harry Busby</i> |
| 3318384 In Duplicate | Mortgage's Duplicate Certificate 673235 issued 7-15-83 on Trust Deed 3318384 from The Bank & Trust Company of Arlington Heights, an Illinois Corporation, as Trustee, Trust No. 3578 to State National Bank (Evanston), an Illinois Corporation, as Trustee, to secure note in the sum of \$1,425,000.00, payable as therein stated. For particulars see Document. (Rider and Legal description attached) (Affects part of foregoing premises & other property) | May 3, 1983 | July 15, 1983 11:11AM | <i>Harry Busby</i> |
| 3516814 In Duplicate | Mortgage from The Bank and Trust Company of Arlington Heights, a corporation, as Trustee, Trust No. 3578, to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America, to secure note in the principal sum of \$520,000.00, with interest and additional advances in the amount up to and including \$60,000.00, payable as therein stated, under terms, covenants and agreements herein contained. For particulars see Document. (Affects part of foregoing premises) | May 8, 1986 | May 22, 1986 10:51AM | <i>Harry Busby</i> |
| 3516815 In Duplicate | Subordination Agreement by and between The Bank and Trust Company of Arlington Heights, an Illinois corporation, as Trustee, Trust No. 3578, and State National Bank (Evanston), an Illinois corporation, subordinating Trust Deed registered as Doc. No. 3516814 to Mortgage (registered as Doc. No. 3516815), affecting part of foregoing premises only, further described on Exhibit "B", under terms, covenants and agreements herein contained. For particulars see Document. (Exhibits A & B legal descriptions attached) | May 15, 1986 | May 22, 1986 10:51AM | <i>Harry Busby</i> |
| 3516816 In Duplicate | Mortgage from the Bank and Trust Company of Arlington Heights, a corporation, as Trustee, Trust NO. 3578, to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America to secure note in the principal sum of \$3,000,000.00 with interest and additional advances in the amount up to and including \$100,000.00, payable as therein stated, under terms, covenants and agreements herein contained. For particulars see Document. (Exhibit "A" legal description rider attached) (Affects part of foregoing premises) | May 15, 1986 | May 22, 1986 10:51AM | <i>Harry Busby</i> |
| 3594629 | | Feb. 12, 1987 | Feb. 25, 1987 3:04PM | <i>Harry Busby</i> |

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| END OF INSTRUMENT | DOCUMENT NUMBER | DATE OF FILING | DATE OF REGISTRATION | REGISTRAR |
|-------------------|-----------------|----------------|----------------------|--------------|
| Peel | 3615237 | 5-8-87 | 6-16-87 | UNIT 16-1643 |
| Liens | 3616667 | 5-14-87 | 6-16-87 | UNIT 16-1643 |
| W/Int. of Plat | 3623627 | 5-27-87 | 6-16-87 | UNIT 16-1643 |
| MFG | 3623627 | 6-5-87 | 6-16-87 | UNIT 16-1643 |
| W/Int. of Plat | 3625120-121 | 6-22-87 | 6-16-87 | UNIT 16-1643 |
| W/Int. of Plat | 3629421, 425 | 6-25-87 | 6-16-87 | UNIT 16-1643 |
| W/Int. of Plat | 3629421, 425 | 6-25-87 | 6-16-87 | UNIT 16-1643 |
| W/Int. of Plat | 3629421, 425 | 6-25-87 | 6-16-87 | UNIT 16-1643 |
| W/Int. of Plat | 3631490-493 | 7-1-87 | 7-10-87 | UNIT 16-1643 |

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6/11/2019 10:00 AM

MEMORIALS

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

| DOCUMENT NO. | NATURE AND TERMS OF DOCUMENT | DATE OF DOCUMENT | DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR | SIGNATURE OF REGISTRAR |
|--------------|------------------------------|------------------|---|------------------------|
| Unit 31-157 | Deed #114, 3924677-08 | 11-7-90 | 21-10-90 AM | 3974359 6-21-91 |
| Unit 31-1507 | Deed, 3925126, 129 | | 12-10-90 AM | 3974360 6-21-91 |
| Unit 19-147 | Deed 3925857 | 11-13-90 | 17-10-90 AM | 3974361 6-21-91 |
| Unit 17-149 | Mtg 3926038 | | 29-10-90 AM | 3974362 6-21-91 |
| 6/532 | Deed 3927552 | 11-20-90 | 12-10-90 AM | 3974363 6-21-91 |
| | #23-1653 Deed 3928920 | 11-28-90 | 14-10-90 AM | 3974364 6-21-91 |
| 29-1527 | Deed 3929582 | 1-22-91 | 18-10-90 AM | 3974365 6-21-91 |
| Unit 30-1519 | Deed 3930656 | 1-25-91 | 15-10-90 AM | 3974366 6-21-91 |
| Unit 2-1523 | Deed 3933640-41 | 2-11-91 | 23-10-90 AM | 3974367 6-21-91 |
| | Deed 3948678-868 | 2-19-91 | 23-10-90 AM | 3974368 6-21-91 |
| Unit 31-1507 | P. 21-B 3945587 | 2-22-91 | 13-10-90 AM | 3974369 6-21-91 |
| Unit 31-1585 | P. RUC 3945588 | 2-22-91 | 13-10-90 AM | 3974370 6-21-91 |
| Unit 31-1507 | Mtg 3949298-299 | 3-17-91 | 13-10-90 AM | 3974371 6-21-91 |
| | Mtg 3949335-336 | 3-17-91 | 17-10-90 AM | 3974372 6-21-91 |
| Unit 16-1647 | Mtg 3953996 | 4-3-91 | 20-10-90 AM | 3974373 6-21-91 |
| Unit 31-1519 | Alm 3954816 | 4-5-91 | 14-10-90 AM | 3974374 6-21-91 |
| 14-461303 | MK 3954890 | 4-5-91 | 28-10-90 AM | 3974375 6-21-91 |
| | Deed 396258 | 5-3-91 | 11-10-90 AM | 3974376 6-21-91 |
| | Mtg 3963984 | 5-21-91 | 8-10-90 AM | 3974377 6-21-91 |
| Unit 2-1520 | Deed, Mtg 3968951-952 | 6/3/91 | 1-10-90 AM | 3974378 6-21-91 |
| Unit 28-1511 | Deed 3973293 | 6-18-91 | 15-10-90 AM | 3980801 7-7-91 |
| Unit 2-1516 | Alm 3974334 | 6-21-91 | 22-10-90 AM | 3981850 7-23-91 |
| Unit 30-1515 | Alm 3974354 | 6-21-91 | 19-10-90 AM | 3984142 7/31/91 |
| Unit 19-167 | Alm 3974357 | 6-21-91 | | |
| Unit 11-148 | Alm 3974358 | 6-21-91 | | |
| | Mtg 3985991 | 8-6-91 | | |
| | Mtg 3989057 | 8-8-91 | | |
| | Mtg 3989057 | 8-19-91 | | |

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MEMORIALS

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

| DOCUMENT NO | NATURE AND TERMS OF DOCUMENT | DATE OF DOCUMENT | DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR | SIGNATURE OF REGISTRAR |
|---------------|------------------------------|------------------|---|------------------------|
| 217# 31-1511 | AMTG 3989069,070 | 8-19-91 | | |
| Unit 35-1605 | AMTG 39892345 | 8-20-91 | | |
| Chart 10-1007 | Deed 2996291 | 9-17-91 | | |
| Unit 17-1155 | Return 3996775 | 9-19-91 | | |
| (Unit 1535) | Deed 3999962 | 10-1-91 | | |
| 121612 | Deed 4001490 | 10-7-91 | | |
| 5-15-91 | Deed 4002228 | 10-15-91 | | |
| 7-15-91 | REC 4004975 | 10-22-91 | | |
| Unit 14-1001 | AM 4007656 | 11-1-91 | | |
| 24-10-91 | AM 4007657 | 11-1-91 | | |
| 5-10-91 | AM 4007659 | 11-1-91 | | |
| 24-10-91 | AM 4007660 | 11-1-91 | | |
| 15-10-30 AM | 4008310 | 11-5-91 | | |
| Chart 10-1001 | Deed 4019019 | 12-17-91 | | |
| Unit 15-1001 | AM 4019821 | 12-19-91 | | |

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11/10/2010

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MEMORIALS

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND

DOCUMENT NO. NATURE AND TERMS OF DOCUMENT DATE OF DOCUMENT DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR SIGNATURE (GISTRAR)

| DOCUMENT NO. | NATURE AND TERMS OF DOCUMENT | DATE OF DOCUMENT | DATE OF REGISTRATION YEAR-MONTH-DAY-HOUR | SIGNATURE | (GISTRAR) |
|--------------|------------------------------|------------------|--|--------------|-----------|
| 9-1633 | DEED | 3712017 048 | 5-26-89 | 3797960 | CL |
| South 7243 | DEED | 3711950, 51, 52 | 6-1-89 | 379958 | CL |
| 12-1551 | DEED | 3713460 | 6-5-89 | 379982, 22 | CL |
| 12-1552 | DEED | 3713460 | 6-5-89 | 3799823 | CL |
| 12-1602 | DEED | 3717041, 612 | 6-22-88 | 3800477, 801 | CL |
| 24-1619 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 9-1629 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1630 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1631 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1632 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1633 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1634 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1635 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1636 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1637 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1638 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1639 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1640 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1641 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1642 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1643 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1644 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1645 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1646 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1647 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1648 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1649 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1650 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1651 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1652 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1653 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1654 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1655 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1656 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1657 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1658 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1659 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1660 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1661 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1662 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1663 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1664 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1665 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1666 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1667 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1668 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1669 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1670 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1671 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1672 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1673 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1674 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1675 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1676 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1677 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1678 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1679 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1680 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1681 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1682 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1683 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1684 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1685 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1686 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1687 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1688 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1689 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1690 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1691 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1692 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1693 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1694 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1695 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1696 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1697 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1698 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1699 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |
| 11-1700 | DEED | 3717041, 612 | 6-22-88 | 3800477 | CL |

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11/14/2018

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CERTIFICATION OF CONDITION OF TITLE

Certificate Number: 1451031
Examiner: Belk
Date: 6-23-94

UNIT 1-1510 as described in survey delineated on and attached to and a part of a Declaration of Condominium Ownership registered on the 16th day of June, 1987 as Document Number 3626520; together with its undivided percentage of interest in and to the following described premises:

Lot One (1) in Arlington on the Ponds I, being a Subdivision in the Northwest Quarter (1/4) of Section 21, Township 42 North, Range 11, East of the Third Principal Meridian, according to Plat thereof registered in the Office of the Registrar of Titles of Cook County, on May 27, 1987, as Document Number 3620381.

P.I.N. 03-21-100-027-1115

279003-89

Subject to General Taxes levied in the year 1989.

3616609

Notice and Claim for Mechanics' Lien by Edward Hines Lumber Co., against Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578, owner and Lawrence Telschow, subcontractor, filed in the Office of the Registrar of Titles of Cook County, to furnish lumber and building materials, etc., in the amount of \$8,699.28 with interest. For particulars see Document.

May 14, 1987

Subject to building set back lines as shown on Plat registered as Document Number 3620381. For particulars see Document.

Subject to public utility and drainage easement contained in Plat registered as Document Number 3620381, in favor of Commonwealth Edison Company, Illinois Bell Telephone Company, Northern Illinois Gas Company, the Village of Arlington Heights and Cablenet, Inc., their respective successors and assigns, for serving foregoing premises and other property with electric, communications, gas and cable T.V., etc., as herein reserved and granted. For particulars see Document.

Subject to emergency access easement as shown on Plat registered as Document Number 3620381. For particulars see Document.

Page 1 of 2
DC

#12
RECORDED DOC. # 94552740

FORM 3002

94552739

94552739

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NOTICE OF PUBLIC HEARING
ON THE

PROPOSED CHANGES TO THE
ZONING ORDINANCES OF THE CITY OF CHICAGO
IN THE DISTRICT OF []

The Board of Zoning Adjustments will hold a public hearing on the proposed changes to the Zoning Ordinance of the City of Chicago in the District of [] on [] at [] o'clock [] of the day of [] 20[].

Property of Cook County Clerk's Office

600-440-0000

600-440-0000

04797800

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- 3626516 Onsite Utility Maintenance Agreement between The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, and The Village of Arlington Heights, Illinois, wherein parties agree that Trustee will maintain all sanitary sewers, storm sewers, watermains, storm water detention basins and their appurtenances on property described herein, in accordance with the rules and regulations of the Village of Arlington Heights. For particulars see Document.
June 16, 1987
- 3626518 Release of Claims and Liability by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, releasing and holding harmless, now and forever, the Village of Arlington Heights, its successors and assigns, all claims, damages, injuries and demands arising out of the construction and maintenance of retention basin (lake), etc., on property described herein. For particulars see Document. (Affects foregoing premises and other property).
June 16, 1987
- 3626519 Declaration of Easement by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, of a perpetual reciprocal easement over property described in Exhibits A and B, attached hereto, for storm sewer, water main, drainage and storm water retention, etc. For particulars see Document. (Plat of Survey attached). (Affects foregoing premises and other property)
June 16, 1987
- 3626520 Declaration of Condominium Ownership by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, for Arlington on the Ponds (South) Condominium and the rights, easements, restrictions, agreements, reservations and covenants therein contained. For particulars see Document. (Exhibits A, B, C, D, E and F attached)
June 16, 1987
- 3778945 Mortgage from NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$3,800,000.00, payable as therein stated. For particulars see Document. (Legal description attached). (Affects foregoing property and other property).
March 13, 1989
- 3841535 Eighth and Final Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document.
Nov. 20, 1989
- 3842496 X Trustee's Deed in favor of Ruth A. Theiss. Conveys foregoing property.
Nov. 24, 1989

91552739

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CERTIFICATION OF CONDITION OF TITLE

Master Certificate Number :1451031 Arlington on the Ponds (South)

Examiner: EDUARDO L. PARRILA

- 3615237 Partial Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Number 3516814. (Legal description attached)
May 8, 1987
- 3616609 Notice and Claim for Mechanics' Lien by Edward Hines Lumber Co., against Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578, owner and Lawrence Tellschow, subcontractor, filed in the Office of the Registrar of Titles of Cook County, to furnish lumber and building materials, etc., in the amount of \$8,699.28 with interest. For particulars see Document.
May 14, 1987
- 3620378 Release Deed in favor of Gerald A. Schroeder, et ux. Releases Document Numbers 3068763 and 3278611. (Refusal to Act attached)
May 27, 1987
- 3620379 Release Deed in favor of Gerald A. Schroeder, et ux. Releases Document Number 3318384.
May 27, 1987
- 3620380 Plat of Dedication by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, dedicating the South 40 feet of foregoing premises for roadway purposes. For particulars see Document. (Affidavit and Certification of Ordinance and Resolution attached)
May 27, 1987
- 3620381 Plat subdividing foregoing premises into Lot 1 in Arlington on the Ponds I, etc. For particulars see Document. (Certification of Ordinance and Resolution attached).
May 27, 1987

Subject to building set back lines as shown on Plat registered as Document Number 3620381. For particulars see Document.

Subject to public utility and drainage easement contained in Plat registered as Document Number 3620381, in favor of Commonwealth Edison Company, Illinois Bell Telephone Company, Northern Illinois Gas Company, the Village of Arlington Heights and Cablenet, Inc., their respective successors and assigns, for serving foregoing premises and other property with electric, communications, gas and cable T.V., etc., as herein reserved and granted. For particulars see Document.

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Property of Cook County Clerk's Office

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Master Certificate 1451031

Subject to emergency access easement as shown on Plat registered as Document Number 3620381. For particulars see Document.

- 3623627 Mortgage from The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$3,000,000.00, payable as therein stated. For particulars see Document. (Legal description as Rider "A" attached). (Affects part of foregoing premises)
June 5, 1987
- 3626515 Partial Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Number 3516814.
June 16, 1987
- 3626516 Onsite Utility Maintenance Agreement between The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, and The Village of Arlington Heights, Illinois, wherein parties agree that Trustee will maintain all sanitary sewers, storm sewers, watermains, storm water detention basins and their appurtenances on property described herein, in accordance with the rules and regulations of the Village of Arlington Heights. For particulars see Document.
June 16, 1987
- 3626518 Release of Claims and Liability by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, releasing and holding harmless, now and forever, the Village of Arlington Heights, its successors and assigns, all claims, damages, injuries and demands arising out of the construction and maintenance of retention basin (lake), etc., on property described herein. For particulars see Document. (Affects foregoing premises and other property).
June 16, 1987
- 3626519 Declaration of Easement by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, of a perpetual reciprocal easement over property described in Exhibits A and B, attached hereto, for storm sewer, water main, drainage and storm water retention, etc. For particulars see Document. (Plat of Survey attached). (Affects foregoing premises and other property)
June 16, 1987
- 3626520 Declaration of Condominium Ownership by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, for Arlington on the Ponds (South) Condominium and the rights, easements, restrictions, agreements, reservations and covenants therein contained. For particulars see Document. (Exhibits A, B, C, D, E and F attached) (Creates 38 Units in Buildings 16, 17, 18, 19, 20, 21, 22, 23 and 24).
June 16, 1987

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- 3633849 Additional Advance Agreement by and between The Bank and Trust Company of Arlington Heights, as Trustee under Trust Number 3578 (Mortgagor) and Arlington Heights Federal Savings and Loan Association advancing Mortgagor an additional advance in the amount of \$60,000.00 as provided for in Mortgage registered as Document Number 3516815, under terms, covenants and agreements herein contained. For particulars see Document. (Legal Description Rider attached). (Affects part of foregoing premises).
July 10, 1987
- 3646974 First Amendment to Declaration by The Bank and Trust Company of Arlington Heights, as Trustee, Trust Number 3578, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 36 Units in Buildings 9, 10, 11, 12, 13, 14 and 15).
August 27, 1987
- 3661857 Modification Agreement by and between The Bank and Trust Company of Arlington Heights, as Trustee under Trust Number 3578 and Arlington Heights Federal Savings and Loan Association modifying Mortgage and Note registered as Document Number 3623627 as herein set forth. For particulars see Document. (Legal Description Rider attached).
Oct. 23, 1987
- 3678274 Mortgage from The Bank and Trust Company of Arlington Heights, a corporation, as Trustee under Trust Number 3578 to Arlington Heights Federal Savings and Loan Association, a corporation of the United States of America, to secure note in the sum of \$1,624,000.00, payable as therein stated. For particulars see Document. (Legal Description Rider attached).
Dec. 31, 1987
- 3707977 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee under Trust Number 3578. Releases Document Numbers 3516814 and 3516816. (Legal Description Rider attached).
May 13, 1988
- 3712950 Release Deed in favor of The Bank and Trust Company of Arlington Heights, as Trustee under Trust Number 3578. Releases Document Number 3594629. (Legal Description Rider attached).
June 3, 1988
- 3712952 Second Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 6 Units in Building 8).
June 3, 1988

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- 3732851 Third Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 4 Units in Building 7).
August 19, 1988
- 3735638 Trustee's Indenture of Succession in Trust in favor of NBD Trust Company of Illinois, an Illinois corporation, as Successor Trustee under Trust Number 3578-AH. Conveys part of foregoing premises. (Legal Description Rider, Exhibit A and Copy of Plats attached).
Aug. 20 1988
- 3735639 Mortgage from NBD Bank and Trust Company of Illinois, as Trustee, Trust Number 3578-AH, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$2,151,000.00, payable as therein stated. For particulars see Document. (Legal description rider attached). (Affects part of foregoing premises).
Aug. 30, 1988
- 3741015 Certificate of Amendment by William C. Harris, Commissioner of Banks and Trust Companies of the State of Illinois, approving the amendment to change the name of The Bank & Trust Company of Arlington Heights to NBD Arlington Heights Bank, effective May 1, 1988. For particulars see Document. (Affects part of foregoing premises)
September 22, 1988
- 3741016 Trust Management Agreement between The Bank and Trust Company of Arlington Heights, (Bank) and NBD Trust Company of Illinois (Trust Company), wherein the Bank will merge into and transfer its business to the NBD Trust Company of Illinois. For particulars see Document. (Affects part of foregoing premises).
September 22, 1988
- 3741017 Fourth Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 6 Units in Building 6)
September 22, 1988

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- 3755016 Fifth Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 20 Units in Buildings 25, 26, 27 and 28).
November 11, 1988
- 3759708 Partial Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Numbers 3516814. (Legal description attached). (Affects foregoing premises and other property)
Dec. 12, 1988
- 3768308 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Numbers 3623627 and 3661857. (Legal description attached)
Jan. 20, 1989
- 3768310 Release Deed in favor of The Bank & Trust Company of Arlington Heights, as Trustee, Trust Number 3578. Releases Document Number 3678274. (Legal description attached).
Jan. 20, 1989
- 3778944 Trust Management Agreement between The Bank and Trust Company of Arlington Heights, (Bank) and NBD Trust Company of Illinois (Trust Company), wherein the Bank will merge into and transfer its business to the NBD Trust Company of Illinois. For particulars see Document. (Affects part of foregoing premises).
March 13, 1989
- 3778945 Mortgage from NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, to Arlington Heights Federal Savings and Loan Association, to secure note in the sum of \$3,800,000.00, payable as therein stated. For particulars see Document. (Legal description attached). (Affects part of foregoing premises).
March 13, 1989
- 3799158 Sixth Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 12 Units in Buildings 4 and 30).
June 1, 1989

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- 3828276 Seventh Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document. (Creates 25 Units in Buildings 2, 3, 5, 29 and 31)
September 27, 1989
- 3841535 Eighth and Final Amendment to Declaration by NBD Trust Company of Illinois, as Successor Trustee, Trust Number 3578-AH, adding and annexing additional property to Declaration of Condominium for Arlington on the Ponds (South) Condominium registered as Document Number 3626520 and amending Exhibits B, C, and D to said Declaration, as herein set forth. For particulars see Document.
Nov. 20, 1989

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Kenneth Johnson

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