

UNOFFICIAL COPY

NO. 970
January, 1985

TRUSTEE'S DEED
(ILLINOIS)

94576032

Attention: This instrument is subject to a lien which it is hereby acknowledged in favor of the grantor of this instrument, and the grantor warrants the validity of this lien for a public purpose.

DEPT-01 RECORDING

923.50

TR5555 TRAN 0887 06/30/94 13:55:00

#9882 # JJ # -94-576032

COOK COUNTY RECORDER

94576032

(The Above Space For 94576032)

THIS INSTRUMENT, made this 27th day of June 1994 between JAMES N. PERRY

as Trustee under James N. Perry, Trust

dated the 27th day of April 1993, grantor and

RAYMOND M. BRANSON
2610 N. Racine, #1, Chicago, Illinois

grantee

(NAME AND ADDRESS OF GRANTEE)

WITNESSETH that grantor, in consideration of the sum of Ten and No/100 (\$10.00)

Dollars, receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the grantor as Trustee and of every other power and authority the grantor hereunto enabling, do hereby convey and quitclaim unto the grantee, in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

Legal description attached hereto as Exhibit A and made a part hereof.

94576032

SUBJECT TO:

covenants, conditions, and restrictions of record; public and utility easements; existing leases and encumbrances; special governmental taxes or assessments for improvements not yet completed; a confirmed special governmental taxes or assessments; general real estate taxes for the year 1993 second installment and subsequent years; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments thereto; any easements established by or implied from the Declaration of Condominium or amendments thereto; limitations and conditions imposed by the Condominium Property Act; installments of regular assessments due after the date hereof established pursuant to the Declaration of Condominium.

together with the tenements, hereditaments and appurtenances therunto belonging or in any wise appertaining.

Permanent Real Estate Index Number(s) 14-29-322-022-1005

Address(es) of real estate: 2452 North Racine, Unit 2B, Chicago, Illinois

IN WITNESS WHEREOF, the grantor, as trustee as aforesaid, hereunto set hand and seal the day and year first above written

JAMES N. PERRY (SEAL)

PLEASE PRINT OR
TYPE NAME (BELOW
SIGNATURE)

(SEAL)

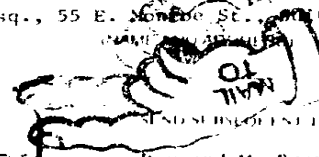
State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James N. Perry, as Trustee aforesaid

" OFFICIAL SEAL of BARBARA A. POWERS, NOTARY PUBLIC, STATE OF ILLINOIS, MY COMMISSION EXPIRES 9/16/95. I am personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of June 1994. Commission expires 9-16-95 Barbara A. Powers, Notary Public

This instrument was prepared by Carole K. Towne, Esq., 55 E. Lombard St., Suite 3700, Chicago, IL 60603

Steve Kerkelmar
Carole K. Towne, Esq.
55 E. Lombard St., Suite 3700
Chicago, IL 60603



END SUBJECT TO TAX LIES TO
Raymond M. Branson
2610 N. Racine, Unit 2B
Chicago, Illinois 60614

93.50

200 1089 1994 11/10

AFFIX "RIDERS" OR RECEIPTS STAMPS HERE

UNOFFICIAL COPY

9 1 2 7 0 5 1 2

EXHIBIT A

UNIT 2452-2 IN THE 2450-52 N. RACINE CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE SOUTH 1/2 OF BLOCK 11 IN THOMAS GOODE'S SUBDIVISION OF PART OF THE SOUTH 1/2 OF BLOCK 43 IN SHEFFIELD'S ADDITION TO CHICAGO LYING EAST OF THE RIGHT OF WAY OF THE CHICAGO AND EVANSTON RAILROAD COMPANY IN SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25158601, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 2452 NORTH RACINE AVENUE
UNIT 2N
CHICAGO, ILLINOIS 60614

P.I.N: 14-29-322-027-1005

JUN 30 1984

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