

CH 312769

This indenture, made this 9th day of August A.D. 19 94 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 1st day of December, 19 82, and known as Trust Number 105686 (the "Trustee"), and THADDEUS F. LENICK, JR. (the "Grantee(s)").

(Address of Grantee(s): 1342 W. Howard St., Unit 1, Chicago, Illinois 60626)

Witnesseth, that the Trustee, in consideration of the sum of TEN and 00/100 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 AND MADE A PART HEREOF

Property Address: 840 Michigan Ave., Unit 1, Evanston, IL Permanent Index Number: 11-19-404-031 together with the tenements and appurtenances thereunto belonging.

DEPT-01 RECORDING \$25.00 T#9999 TRAN 5088 08/15/94 11:23:00 #7417 DW #94-721060 COOK COUNTY RECORDER

TICOR TITLE INSURANCE BOX 13

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.

SUBJECT TO: SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

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 Senior Vice President and attested by its Assistant Secretary, the day and year first above written.

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

LaSalle National Trust, N.A. as Trustee as aforesaid, Senior Vice President

Nancy A. Slack Assistant Secretary

By [Signature] Senior Vice President

Table with 2 columns: This instrument was prepared by: Joseph W. Lang/vh; LaSalle National Trust, N.A. Real Estate Trust Department 135 South LaSalle Street Chicago, Illinois 60603-4192

91721060

08017788

2552

# UNOFFICIAL COPY

State of Illinois  
County of Cook

} SS:

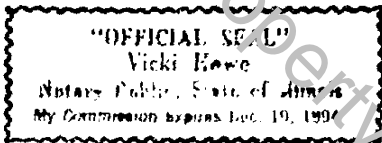
I, Vicki Howe a Notary Public in and for said County,

in the State aforesaid, **Do Hereby Certify** that Joseph W. Lang

~~Senior~~ <sup>Senior</sup> 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~~ <sup>Senior</sup> 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 9th day of August A.D. 19 94



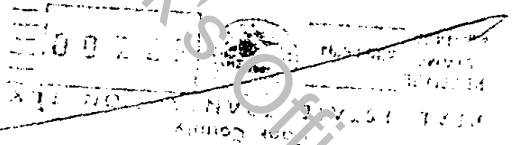
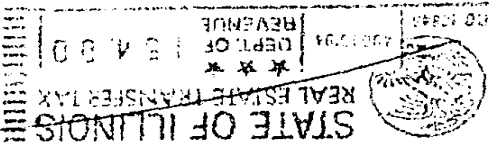
Vicki Howe  
Notary Public

Mail to:  
Thaddeus F. Lenick, Jr.  
840 Michigan Avenue  
Unit 11  
Evanston, IL 60302

CITY OF EVANSTON 000246  
Real Estate Transfer Tax  
City Clerk's Office

PAID AUG 10 1994 Amount \$ 770<sup>00</sup>

Agent MPM



94721060

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

## LEGAL DESCRIPTION

UNIT NO. 11 IN 840 MICHIGAN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1 IN OPTIMA-EVANSTON COMPANY'S CONSOLIDATION OF LOT 13 AND LOT 14 AND THE NORTH 20 FEET OF LOT 15, IN BLOCK 8 IN WHITE'S ADDITION TO EVANSTON IN THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 94,501,659 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, ALL 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

### SUBJECT TO:

(a) current general real estate taxes, taxes for subsequent years and special taxes or assessments; (b) the Act; (c) the Declaration; (d) applicable zoning, planned development and building laws and ordinances and other ordinances of record; (e) encroachments onto the Property, if any; (f) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (g) covenants, conditions, agreements, building lines and restrictions of record; (h) easements recorded at any time prior to Closing, including any easements established by or implied from the Declaration or amendments thereto and any easements provided therefor; (i) rights to the public, the City of Evanston and adjoining contiguous owners to use and have maintained any drainage ditches, feeders, laterals and water detention basins located in or serving the Property, (j) roads or highways, if any; (k) Purchaser's mortgage, if any; and (l) liens, encroachments and other matters over which "Title Company" (hereinafter defined) is willing to insure at Seller's expense; (m) liens or encumbrances of a definite or ascertainable amount which may be removed at the time of Closing by payment of money at the time of Closing.

Commonly known as Unit 11, 840 Michigan, Evanston, IL 60302

PIN# 11-19-404-031

The Tenant in possession of the above unit at the time of service of the Notice of Intent to Convert failed to exercise the right of first refusal to purchase the unit.

94721060

UNOFFICIAL COPY

Property of Cook County Clerk's Office

0000000000