GWNER BOWARD J. NC CANE

DC7 10



94147517

Date Of First Registration

APRIL FIGHTH (8th), 1937 Thanafemalo Fron CENTIFICATE NO. 1114287

COOR COUNTA STATE OF FINANCIES STATE OF FINANCIES

I Sidney R. Olsen Registrar of Titles in and for said County, in the State aforesaid, do hereby certify that

of the park Tirge

County of cook and State of ILLINOIS

18 the owner of an estate in fee simple, in the following describe land situated in the County of Cook and State of Illinois.

Description of Land

In Mc Cabe's Dec Road Subdivision of the North 100,5 feet of the South 214.5 feet of the North 521.5 feet of the Easterly 267.3 feet (as measured along the Northerly line), of the Northwest Quarter (4) of Section 34, Tour hip 41 North, Range 12, East of the Third Principal Meridian (excepting from said truct or land the East 33 feet thereof, as measured at right angles to the East line thereof, according to the Plat thereof registered in the Office of the Registrar of Titles of Cosk County, Illinois, on May 27, 1976 as Document No. 2871930.

09-34-101-038-1019

OUR COURTY RECORDER 2152+1-+6-* MG + 20184 157777 TRAN 5513 OZZISZ94 13

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

Wilness My hand and Official Scal

 this THENTY SEVENTH (2716) day	of MAY S	1. D. 1926
 A45 5-27-76	Il Joseph College	<u></u>

Registrar of Titles, Cook Country, Illinois.

8/8 7 1

Property of Cook County Clerk's Office

5424752

&MEMORIALS &

DOCUMENT	OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND, DATE OF REGISTRATION YEAR-MONTH PAY HOUR SIGNATURE OF REGISTRAR
1152267	FIRST: TAXES AND SPECIAL ASSESSMENTS, DETAILS OF WHICH ARE HEREINAFTER SHOWN, EBSCHORT OF EXISTING Streets, Roads and Highways. Grant in lavor of Public Service Company of Northern Illinois, its successors and assigns, of the right to lay, maintain, and operate a 12 inch gas main and necessary appurtenances in, upon, under and along the West Side of the Public Highway, known as Dee Road, which extends along the East Side of foregoing premises. For particulars see Bocument. Apr 12, 1947 HUTtgage from Edward J. Mc Cabe and Jean S. Mc Cabe, to lat. Savings of Park Ridge, Illinois, a corporation, to secure their note in the sum of \$15,000.00, payable as therein stated. For particulars see Document. (Affects Lot 1 in Mc Cabe's Dee Road Subdivision aforesaid).
	Nov 17, 1971 Nov 27, 1971 11:28AM Mortgagee Duplicate Certificate 516005 issued 11-27-71 on Mortgage 2594653 Subject to assement for public utilities as shown on Plat registered a. Locument No. 2871930; and subject to assements for serving freeding premises and other property with electric and comminications service, as reserved and granted in said Plat to una needth Edison Company and Central Telephone Company, an' their respective successors and assigns, to install operate, maintain and remove facilities used in connection with overhead and underground transmission and distribution of electricity and sounds and signals, and to easement as reserved and granted in said Plat to Northern illinois Gas Company, and it is research as signs for the
254817-76 (Installation, maintenance, relocation, renewal and removal of gas mains and appurtenances. or varticulars see Bocument: [Affects Lot 1 aforesait]. Bocument: [Affects Lot 1 aforesait]. Seneral Taxes for the year 1975; 1st inst Paid, 2nd Inst. NOt Paid. Subjects to General Taxes levied in the year 1976. Special Assessment Wt. No. 355 Park Ridge: for 5. Sewers Confirmed March 20, 1970 For Total \$1,787./, payable in 10 annual installments. Levied on N. 100.51, 5. 214.51 of Lot 25, N. S21.51 Lot 26 as A Tract/.
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Date Of First Registration

I Sidney R. Olson Registrar of Titles in and for said County, in the State aforesaid do hereby certify that

> DOROTHY HACKER (Married to Carl Hacker)

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of the PART TIPE County of cook and State of ILLINOIS

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 Hundred Fourteen (114) Cot of the North Five Hundred Twenty One and Five-tenths (521,5) feet of the Euster's Two Hundred Sixty Seven and Three-tenths (247.3) feet (as measured along the Northerly 13ac) of the Northwest Quarter (4) of fection Thirty Four (34) Jewishlp Forty One (41) North, Range Thelyr (12), Lust of the -76/7/5 OFFICE Third brincipal Beridian.

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

Wilness My hand	and Official Scal
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THENTY SEVERTH (27th) day of

Registrar of Titles, Cook County, Illinois.

SMEMORIALE O

OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND. DOCUMENT NATURE AND TERMS OF DOCUMENT DAIL OF DOCUMENT DAIL OF DOCUMENT DAIL OF DOCUMENT DAIL OF DOCUMENT VEAR MONIN DAY NOUN SIGNATURE OF THE VERY 1970. SUBJECT 10 feeters I takes levied in the year 1980. SUBJECT 10 feeters I takes I
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OF ESTATES, EASEMENTS, INCUMBRANCES AND CHARGES ON THE LAND.

NATURE AND TERMS OF DOCUMENT DATE OF DOCUMENT VEAR-MONTH-DAY-HOUR SIGNATURE OF REGIS DOCUMENT NO lung) 393378 Omendment 3849855 12 21-89 ... · 608 3855594 1-27-90 60.00 GROKAS 37 24568 7071 11-79. Nilson & Mas Trunges - 47 : 1847 317.1579 NUND OF ASTALLA SYLVEY), signed are cont - 3773; is Contion Office

CERTIFICATION OF CONDITION

Master Certificate Number 1249688 Forest Edge Townhomes Condominiums Examiner: 3374772 Warranty Deed in Trust in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1985481. Conveys foregoing premises. June 5, 1984 3374773 Trust Deed from Chicago Title and Trust Company, an Illinois corporation, as Trustee, Trust No. 1085481, to Chicago Title and Trust Company, an thirois corporation, as Trustee, to secure note in the principal sum of \$115,000.00, payable as therein stated. For particulars see Document. (Rider attached). (Legal description attached). June 5, 1084 3384420 Plat subdividing foregoing premises and other property into Lot and Street. In Forest Edge Subdivision, etc. For particulars see Document. July 25, 1984 Subject to public utility, drainage and ingress and egress easements contained in Plat registered as Document Number 3384420, in favor of Commonwealth Edison Conspany, Illinois Bell Telephone Company, Northern Illinois Gas Company, the City of Park Ridge and The Metropolitan Sanitary District, their respective successors and assigns, for serving foregoing premises with electric, communications, gas, sewer and water services, etc., as herein reserved and granted. For particulars see Document. 3414646 Subcontractor's Notice and Claim for Lien by Frank DiCosola & Sons.Inc., against Chicago Title & Trust Company, as Trustee, Trust No. 1085481, owner, and Realtec Development Group, Inc., contractor, filed in the Office of the Registrar of Titles of Cook County, Illinois, to perform all masonry work, etc., in the amount of \$132,260.00, with interest. For particulars see Document. (Schedule A legal description attached). Jan. 16, 1985 3418193 Lis Pendens Notice entered in the Circuit Court of Cook Courty, Illinois, County Department, Land Title Division, Case No. 85 CH 00913, entitled Frank DiCosla & Sons, Inc.-vs-Chicago Title & Trust Company, as Trustee, Trust No. 1085481, et al., dated Jan. 29, 1985. For particulars see Document. Feb. 5, 1985 3423812 Subcontractor's Notice and Claim for Lien by National Plumbing & Heating Co., against Realtec Development, Inc., contractor, and Chicago Title & Trust Co., as Trustee, Trust No. 1085481, filed in the Office of the Registrar of Titles of Cook County, Illinois, to furnish plumbing materials, etc., in the amount of \$10,000.33, with interest. For particulars see Document, (Legal description rider attached). Mar. 11, 1985

Page I of 4 RO

Master Certificate 1249688

- 3444069 Release of Mechanic's Lien, in favor of Realtec Development, Inc. and Chicago Title & Trust Co., as Trustee, Trust No. 1085481. Releases Document Number 3423812. (Legal description rider attached).

 June 26, 1985
- Declaration of Condominium Ownership by Chicago Title and Trust Company, a Corporation, as Trustee, Trust No. 1085481, for Forest Edge Townhomes Condominiums and the rights, easements, restrictions, agreements, reservations, covenants and By-Laws therein contained. For particulars see Document. (Exhibits A,B,C and D attached).

 June 26, 1985
- Mortgage from Chicago Title and Trust Company, a corporation, as Trustee, Trust No. 1085481, to Gage Park Savings and Loan Association, a corporation, to secure note in the sum of \$1,400,000.00, payable as therein stated. For particulars see Document. (Exhibit A legal description attached).

 June 26, 1985
- 3444072 Assignment of Rents from Chicago Title and Trust Company, a corporation, as Trustee, Trust No. 1085481, to Gage Park Savings and Loan Association. For particulars see Document. (Legal description attached).

 June 26, 1985
- 3452459 Release Deed in favor of Edward J. McCabe, et ux. Releases Document Number 2594653.

 Aug. 2, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-C. (Legal description attached). Aug. 2, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-E. (Legal description attached).

 Aug. 2, 1985
- 3456297 First Amendment to Declaration by Chicago Title and Trust, as Trustee, Trust No. 1085481, annexing additional property described on Exhibit D attached hereto, to Declaration registered as Document No. 3444070, and amends Exhibit B to said Declaration as herein set forth. For particulars see Document.

 Aug. 20, 1985
- 3456321 Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Number 3374773.

 Aug. 20, 1985

Page 2 of 4 RO

Master Certificate 1249688

- 3462096 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-B. (Legal description attached).

 Sept. 13, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-C. (Legal description attached). Sept. 13, 1985
- 3462102 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-G. (Legal description attached). Sept. 13, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-D. (Legal description attached).

 Sept. 19, 1985
- 3472773 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085.87. Releases Document Numbers 3444071 and 3444072, as to Unit 50-B. (Legal description attached).

 Oct. 29, 1985
- 3478188 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-D. (Legal description attached).

 Nov. 20, 1985
- 3478596 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document flumbers 3444071 and 3444072, as to Unit 60-E. (Legal description attached).

 Nov. 21, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 34,4271 and 3444072, as to Unit 60-F. (Legal description attached).

 Nov. 21, 1985
- Second and Final Amendment to Declaration by Chicago Title and Trust, as Trustee, Trust No. 1085481, annexing additional property described on Exhibit D, attached hereto, to Declaration registered as Document No. 3444070, and amends Exhibits A,B and C, to said Declaration, as herein set forth. For particulars see Document.

 Jan. 13, 1986

Page 3 of 4 RO

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Master Certificate 1249688

- 3492907 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 70-C. (Legal description attached). Jan. 29, 1986
- 3492910 Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 70-B. (Legal Description Rider Attached). Jan. 29, 1986
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3500788 Tructee, Trust No. 1085481. Releases Document Numbers 3444071 and 346 4072, as to Unit 50-A. (Legal description attached). Mar. 11, 1986
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3549393 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 70-E. (Legal description attached). Sept. 15, 1986
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3603323 Trustee, Trust No. 1085481 Releases Document Numbers 3444071 and 3444072, as to Unit 70-A. (Legal description attached). Mar. 30, 1987
- 3849855 Third Amendment to Declaration by Unit Owners of Forest Edge Townhomes Condominiums, amending Declaration egistered as Document No. 3444070, as herein set forth. For particulars see Document. (Rider attached). (Legal description rider attached). (Exhibit B attached). Clort's Orginica Dec. 27, 1989

Page 4 of 4 RO

CERTIFICATION OF CONDITION OF TITLE

Master Certificate Number 1321019 Forest Edge Townhomes Condominiums Examiner: Warranty Deed in Trust in favor of Chicago Title and Trust, as Trustee, 3378178 Trust No. 1085481. Conveys foregoing premises. June 21, 1984 Trust Deed from Chicago Title and Trust Company, an Illinois corporation, 3378179 as Trustee, Trust No. 1085481 to Chicago Title and Trust Company, as Trustee, to secure note in the principal sum of \$179,250.00, payable as therein stated. For particulars see Document. June 21, 1984 Plat subdividing foregoing premises and other property into Lot and Street, 3384420 in Forest Edge Subdivision, etc. For particulars see Document. JULY 25, 1984 Subject to public utility, drainage and ingress and egress easements contained in Plat registered as Document Number 3384420, in favor of Commonwealth Edison Company, Illinois Bell Telephone Company, Northern Illinois Gas Company, the City of Park Ridge and The Metropolitan Sanitary District, their respective successors and assigns, for serving foregoing premises with electric, communications, gas, sewer and water services, etc., as herein reserved and granted. For particulars see Document. Subcontractor's Notice and Claim for Lien by Frank DiCosola & Sons, Inc., 3414646 against Chicago Title & Trust Company, as Trustee, Trust No. 1085481, owner, and Realtec Development Group, Inc., cor tractor, filed in the Office of the Registrar of Titles of Cook County, Illinois, to perform all masonry work, etc., in the amount of \$132,260.00, with interest. For particulars see Document. (Schedule A legal description attached). Jan. 16, 1985 Lis Pendens Notice entered in the Circuit Court of Cook County, Illinois, 3418193 County Department, Land Title Division, Case No. 85 CH 00913, entitled Frank DiCosla & Sons, Inc .- vs-Chicago Title & Trust Company, as Trustee, Trust No. 1085481, et al., dated Jan. 29, 1985. For particulars see Document. Feb. 5, 1985 Subcontractor's Notice and Claim for Lien by National Plumbing & Heating 3423812 Co., against Realtec Development, Inc., contractor, and Chicago Title & Trust Co., as Trustee, Trust No. 1085481, filed in the Office of the Registrar of Titles of Cook County, Illinois, to furnish plumbing materials, etc., in the amount of \$10,000.33 with interest. For particulars see Document. (Legal description rider attached). Mar. 11, 1985 Page 1 of 4

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Master Certificate 1321019

- Release of Mechanic's Lien, in favor of Realtec Development, Inc. and Chicago Title & Trust Co., as Trustee, Trust No. 1085581. Releases Document Number 3423812. (Legal description rider attached).

 June 26, 1985
- Declaration of Condominium Ownership by Chicago Title and Trust Company, a Corporation, as Trustee, Trust No. 1085481, for Forest Edge Townhomes Condominiums and the rights, easements, restrictions, agreements, reservations, covenants and By-Laws therein contained. For particulars see Document. (Exhibits A,B,C and D attached).

 June 26, 1985
- Mortgage from Chicago Title and Trust Company, a corporation, as Trustee, Trust to 1085481, to Gage Park Savings and Loan Association, a corporation to secure note in the sum of \$1,400,000.00, payable as therein stated. For particulars see Document. (Exhibit A legal description attached).

 June 26, 1985
- 3444072 Assignment of Rents from Chicago Title and Trust Company, a corporation, as Trustee, Trust No. 1025481, to Gage Park Savings and Loan Association. For particulars see Document. (Legal description attached).

 June 26, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-C. (Legai description attached).

 Aug. 2, 1985
- 3452471 Partial Release Deed in favor of Chicago little and Trust Company, as Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-E. (Legal description attached).

 Aug. 2, 1985
- First Amendment to Declaration by Chicago Title and Trust, as Trustee, Trust No. 1085481, annexing additional property described on Exhibit D attached hereto, to Declaration registered as Document No. 34,0070, and amends Exhibit B to said Declaration as herein set forth. For particulars see Document.

 Aug. 20, 1985
- 3456319 Release Deed in favor of Fred Weigand, et ux. Releases Document Number 1750853. (Affidavit attached).
 Aug. 20, 1985
- 3456320 Release Deed in favor of Chicago Title and Trust Company, as Trustee, Trust No. 1085481. Releases Document Number 3378179.

 Aug. 20, 1985

Page 2 of 4 RO

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Master Certificate 1321019

- Partial Release Deed in favor of Chicago Title and Trust Company, as 3462096 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-B. (Legal description attached). Sept. 13, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3462099 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-C. (Legal description attached). Sept. 13, 1985
- Pirital Release Deed in favor of Chicago Title and Trust Company, as 3462102 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444672, as to Unit 60-G. (Legal description attached). Sept. 15, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3463178 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unic 60-D. (Legal description attached). Sept. 19, 1985
- Partial Release Deed in Javor of Chicago Title and Trust Company, as 3472773 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-B. (Legal decription attached). Oct, 29, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3478188 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 50-D. (Legal description ettached). Nov. 20, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3478596 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 60-E. (Legal description attached). Nov. 21, 1985
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3478599 Trustee, Trust No. 1085481. Releases Document Numbers 2,0,071 and 3444072, as to Unit 60-F. (Legal description attached). Nov. 21, 1985
- Second and Final Amendment to Declaration by Chicago Title and Trust, as 3489429 Trustee, Trust No. 1085481, annexing additional property described on Exhibit D, attached hereto, to Declaration registered as Document No. 3444070, and amends Exhibits A,B and C, to said Declaration, as herein set forth. For particulars see Document. (Creates Units 70-A,70-B,70-C,70-D & 70-E).

Jan. 13, 1986

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Master Certificate 1321019

- Partial Release Deed in favor of Chicago Title and Trust Company, as 3492907 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 70-C. (Legal description attached). Jan. 29, 1986
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3492910 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 70-B. (Legal Description Rider Attached). Jan. 29, 1986
- Pe tral Release Deed in favor of Chicago Title and Trust Company, as 3500788 Trustie, Trust No. 1085481. Releases Document Numbers 3444071 and 34440/2, as to Unit 50-A. (Legal description attached). Mar. 11 1386
- Partial Release Deed in favor of Chicago Title and Trust Company, as 3549393 Trustee, Trust No. 1085481. Releases Document Numbers 3444071 and 3444072, as to Unit 70-E. (Legal description attached). Sept. 15, 1986
- Partial Release Deed in Lavor of Chicago Title and Trust Company, as 3603323 Trustee, Trust No. 108546 Releases Document Numbers 3444071 and 3444072, as to Unit 70-A. (Leg.! description attached). Mar, 30, 1987
- Third Amendment to Declaration by Urit Owners of Forest Edge Townhomes 3849855 Condominiums, amending Declaration registered as Document No. 3444070, as herein set forth. For particulars see Document. (Rider attached). (Legal Clort's Office description rider attached). (Exhibit B attached). Dec. 27, 1989

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