

TRUSTEE'S DEED **UNOFFICIAL COPY**

94266261

The above space for recorders use only

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THIS INDENTURE, made this 4TH day of NOVEMBER, 19 93, between MAYWOOD-PROVISO STATE BANK, a corporation of Illinois, as Trustee, under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a Trust Agreement dated the 10TH day of NOVEMBER, 19 86, and known as Trust Number 7195, party of the first part, and LASALLE NATIONAL BANK N.A. as Trustee under the provisions of a Trust Agreement dated the 25th day of OCTOBER, 1993, and known as Trust Number 118351

WITNESSETH, that the said party of the first part, in consideration of the sum of TEN AND NO/100 (\$10.00)-----DOLLARS and other good and valuable consideration in hand paid, does hereby convey and quit claim unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

P.I.N.: 04-03-220-022-1004

DEPT-01 RECORDING \$73.00
T#0014 TRAN 1182 03/24/94 11:29:00
40813 # --94--266261
COOK COUNTY RECORDER

SUBJECT TO: Declaration of Condominium; provisions of the Condominium Property Act of Illinois; General taxes for 1993 and succeeding years; building lines and building and liquor restrictions of record; zoning and building laws and ordinances, public and utility easements; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium, covenants and restrictions of record as to use and occupancy; party wall rights and agreements, if any.

05502 HD

This conveyance is made pursuant to direction and with authority to convey directly to the trust grantee named herein. The powers and authority conferred upon said trust grantee are recited on the reverse side hereof and incorporated herein by reference.

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 to secure the payment of money, and remaining unleased 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 premises by its Vice President and attested by its Assistant Secretary, the day and year first above written.

MAYWOOD-PROVISO STATE BANK
as Trustee, as aforesaid

CORPORATE
SEAL

BY John P. Sternisha
Vice Pres.

ATTEST Gail Nelson
Asst Sec.

94266261 10504540

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT JOHN P. STERNISHA, Vice President & Trust Officer of the Maywood-Proviso State Bank, and GAIL NELSON

Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer 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 Bank, for its uses and purposes therein set forth; and the said Assistant Secretary did also acknowledge that said Assistant Secretary, as custodian of the corporate seal of said Bank, did affix and hereunto the corporate seal of said Bank to said instrument as said Assistant Secretary a free and voluntary act, and as the free and voluntary act of said Bank for its uses and purposes therein set forth.

Notary Public
My Commission Expires 11/19/95

Given under my hand and Notarial Seal this 4th day of November 19 93
Gail Nelson
Notary Public

DELIVERY

NAME | JEROME MARKS
STREET | STE 1800 203 N. LASALLE ST
CITY | CHICAGO, ILL 60601-1293

OR
RECORDER'S OFFICE BOX NUMBER | P-15

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

1250 Rudolph Rd., Unit 1D

Northbrook, IL

2300

THIS INSTRUMENT WAS PREPARED BY: GAIL NELSON
MAYWOOD-PROVISO STATE BANK -- Trust Dept.
411 MADISON, MAYWOOD, IL 60153

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To have and to hold the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth:

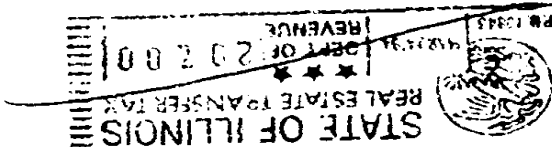
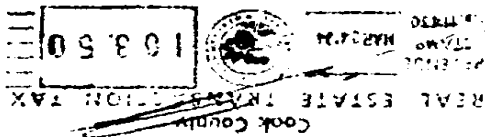
Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time hereafter to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount or present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or to be obligated to inquire into the necessity or expediency of any act of said trustee, or be obligated or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (A) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (B) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (C) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and (D) if the conveyance is made to a successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words 'in trust', or 'upon condition' or 'with limitations' or words of similar import, in accordance with the statute in such case made and provided.

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Clerk's Office

TRUSTEE'S DEED

LEGAL DESCRIPTION RIDER FOR THE CONDOMINIUMS OF NORTHBROOK COURT CONDOMINIUM II

Parcel 1:

UNIT NO. 1-D in THE CONDOMINIUMS OF NORTHBROOK COURT CONDOMINIUM II, as delineated on a survey of the following described real estate: That part of the Northeast Quarter of Section 3, Township 42 North, Range 12, East of the Third Principal Meridian, being more particularly described as follows: Commencing at the point of intersection of a line drawn 50.00 feet West and parallel with the East line of the Northeast Quarter of the Northeast Quarter of said Section 3, with the South line of Lake-Cook Road per Document No. 23113812; thence North 89°-56'-42" West, along the said South line of Lake-Cook Road, 482.15 feet; thence South 00°-03'-18" West, 128.95 feet; thence South 53°-09'-43" West, 42.42 feet; thence South 74°-54'-25" East, 20.40 feet to the true point of beginning of the herein described parcel of land; thence South 74°-54'-25" East, 197.31 feet; thence North 60°-05'-35" East, 197.31 feet; thence South 29°-54'-25" East, 117.00 feet; thence South 60°-05'-35" West, 185.00 feet; thence South 82°-35'-30" West, 112.28 feet; thence North 74°-54'-25" West, 185.00 feet; thence North 15°-05'-35" East, 117.00 feet to the point of beginning, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 25627766, together with its undivided percentage interest in the Common Elements.

Parcel 2:

Easements for ingress and egress for the benefit of Parcel 1 as set forth in the Declaration of Easements, Restrictions and Covenants for THE Condominiums of Northbrook Court Community Association recorded as Document No. 25415820; and as amended from time to time;

ALSO:

Parcel 3:

A perpetual non-exclusive easement of use for the purpose of 2-way vehicular traffic (passenger vehicles and trucks) and pedestrian access to and between the above described property and abutting roads and highways, over and across that parcel of land known as Rudolph Road.

Party of the first part also hereby grants to party of the second part, his successors and assigns, as rights and easements appurtenant to the above real estate, the rights and easements for the benefit of said property set forth both in the aforementioned Declaration of Condominium and in that certain Declaration of Easements, Restrictions And Covenants For THE Condominiums Of Northbrook Court Community Association recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 25415820 (hereinafter referred to as "Community Declaration"); and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth both in said Declaration of Condominium and Community Declaration for the benefit of the remaining property described therein.

This Trustee's Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration of Condominium and Community Declaration the same as though the provisions of said Declaration of Condominium and Community Declaration were recited and stipulated at length herein.

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Property of Cook County Clerk's Office

11/15/2023