

TRUSTEE'S DEED

S1431319pm 1993

DOCUMENT NUMBER

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DEPY-01 RECORDING 27.50
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#1641 : JW *-95-505605
COOK COUNTY RECORDER

Cosmopolitan Bank and Trust
Successor Trustee to
Cosmopolitan National Bank of Chicago

RECORDERS USE ONLY

Grantor, COSMOPOLITAN BANK AND TRUST a corporation of Illinois, duly authorized to accept and execute trusts within the State of Illinois, not personally, but as Trustee under the provisions of a deed or deeds in trust duly recorded and/or filed and delivered to said bank pursuant to a certain Trust Agreement dated the 25th day of September, 19 87, and known as Trust Number 28293, in consideration of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, convey and quit claims to Lydia A. Bavaud, unmarried

of 1120 North LaSalle Street, #9F, Chicago, Illinois 60610
the following described real estate in Cook County, Illinois, together with the appurtenances attached thereto:

For Legal Description, see Exhibit "A" attached hereto and made a part hereof.

Subject to: See Exhibit "B" attached hereto and made a part hereof.

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, aforesaid, and grantor reserves to himself, 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.

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NOTE: If additional space is required for legal - attach on separate 8 1/2 x 11 sheet.

PIN: 17-04-215-071-1058 Vol. 498

RECORD THIS DEED

IN WITNESS WHEREOF, COSMOPOLITAN BANK AND TRUST, not personally but as trustee as aforesaid, has caused this trustee's deed to be signed by its Vice President and Trust Officer and its corporate seal to be affixed hereto and attested by its Assistant Secretary and Trust Administrator this 27th day of July, 19 95.

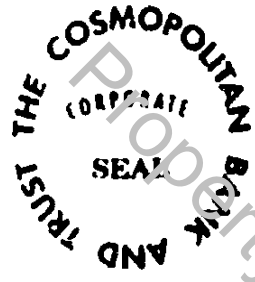
Handwritten signature/initials: 9750DR

UNOFFICIAL COPY

COSMOPOLITAN BANK AND TRUST
as Trustee as aforesaid, and not personally,

By: Alice A. Lanham
Assistant Vice President ~~and Trust Officer~~

Attest: Todd W. Cordell
~~Assistant Secretary~~ Land Trust Administrator



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that

Alice A. Lanham
Asst. Vice President ~~and Trust Officer~~ of COSMOPOLITAN BANK AND TRUST, a corporation of Illinois, and
Todd W. Cordell

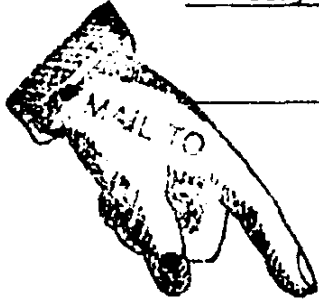
~~Assistant Secretary~~ Land Trust Administrator of said Bank, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Vice President ~~and Trust Officer~~ ~~and Assistant Secretary~~ Land Trust Administrator respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth; and the said ~~Assistant Secretary~~ Land Trust Administrator did also then and there acknowledge that he/she as custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth.

State of Illinois }
County of Cook } SS

This instrument was prepared
By: T. Cordell
Land Trust Department
Cosmopolitan Bank and Trust
801 North Clark Street
Chicago, Illinois 60610-3287

Given under my hand and notarial seal this 27th day of
July, 19 95

Brian E. Oczo
Notary Public



95500005

Unit 1201 and Parking Space No. 47
1309 N. Wells Street, Chicago, Illinois
Street address of above described property.

Mail to:
Lydia A. Bavaud
1309 North Wells unit 1201
Chicago, Illinois 60610
NAME & ADDRESS OF TAXPAYER:

Form 2606

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EXHIBIT B

SUBJECT TO:

(a) covenants, conditions and restrictions of record; (b) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; (c) private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any; (d) party wall rights and agreements, if any; (e) limitations and conditions imposed by the Condominium Property Act; (f) special taxes or assessments for improvements not yet completed; (g) any unconfirmed special tax or assessment; (h) installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; (i) general taxes for the year 1994 not yet due and payable and taxes for 1995 and subsequent years; (j) assessments established pursuant to the Declaration of Condominium; (k) applicable zoning laws and ordinances; and (l) encroachments (if any) which do not render title to the Unit unmarketable.

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07/12/95

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