

UNOFFICIAL COPY

This Indenture, made this 20th day of March A.D. 1995, 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 executed and delivered to said Bank in pursuance of a trust agreement dated the 1st day of December 1982, and known as Trust Number 105686 (the "Trust") and MARK G. GENESSE AND MARGARET E. GENESSE (the "Grantors")

(Address of Grantors) 602 Lako, Unit 35, Evanston, Illinois 60202

95263594

DEPT-01 RECORDING \$25.00
70014 TRAN 5391 04/20/95 13:34:00
\$3650 + JW *-95-263594
COOK COUNTY RECORDER

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 Grantors, not as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property Address 840 Michigan Ave., Unit 3, Evanston, IL 60202

Permanent Real Estate Index Number 11-19-404-051

together with the tenements and appurtenances therunto belonging.

To Have And To Hold the same unto the Grantors not in tenancy in common, but in joint tenancy, and to the proper use, benefit and behoof of the Grantors forever

SUBJECT TO: SEE EXHIBIT "A" 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 ~~Assistant~~ Vice President and attested by its Assistant Secretary, the day and year first above written.

Attest: ~~LaSalle National Trust, N.A.~~ as Trustee in

LaSalle National Trust, N.A. /** as Trustee as aforesaid.

Margaret E. Genesse Assistant Secretary

By [Signature] Senior Vice President

This instrument was prepared by Joseph W. Lang/vh

LaSalle National Trust, N.A. Real Estate Trust Department 145 South LaSalle Street Chicago, Illinois 60603-4192

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State of Illinois
County of Cook

Vicki Rowe

a Public Notary in and for said County

in the State aforesaid. **Do Hereby Certify** that

Joseph W. Lang

Senior

~~Assistant~~ Vice President of LaSalle National Trust, N.A. and

Nancy A. Stack

Accompanied by ^{signator} ~~my~~ ^{signature} ~~them~~, ^{signature} ~~potentially~~ known to me to be the same persons whose names are set forth in the foregoing instrument as such ~~Assistant~~ Vice President and Assistant Secretary respectively, appeared before me, the said Notary Public, and acknowledged that they signed and delivered said instrument as their own free and voluntary act and in full and lawful authority and for the uses and purposes therein set forth, and said Assistant Secretary did also then and there acknowledge the validity of the corporate seal of said Bank and the corporate seal of said Bank to said Assistant Secretary as his own free and voluntary act and in the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this

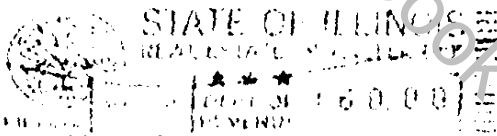
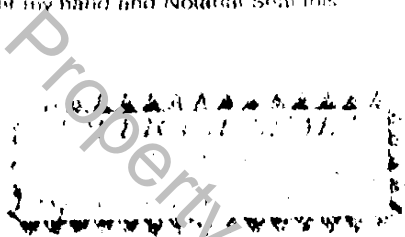
20th

day of

March

1995

Vicki Rowe
Notary Public



CITY OF EVANSTON 000995
Real Estate Transfer Tax
City Clerk's Office

PMD APR 04 1995

Amount \$ 500.00

Agent APM

Box No.

TRUSTEE'S DEED

in Joint Tenancy

Address of Recipient

LaSalle National Trust, N.A.

Trustee

LaSalle National Trust, N.A.

35 South LaSalle Street

Chicago, Illinois 60603-4192

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

UNIT NO. 3 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 B 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 94,501,650 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 3, A LIMITED COMMON ELEMENT AS SET FORTH IN SAID DECLARATION.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS 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 3, 840 Michigan, Evanston, IL 60 92

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.

95263591

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Property of Cook County Clerk's Office