

95398730

The above space for recorder's use only

THIS INDENTURE, made this 10TH day of MAY 19 95, between First Bank and Trust Company of Illinois (formerly known as First Bank and Trust Company, Palatine, Illinois), a corporation duly organized and existing as a banking corporation and 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 delivered to said bank in pursuance of a certain Trust Agreement, dated the 12TH day of AUGUST 19 85, and known as Trust Number 10-1374, party of the first part, and

ROBERT MICHAEL COX, AN UNMARRIED PERSON, 717 DEER RUN DRIVE, BLDG 2A-1R of PALATINE, ILLINOIS 60067 parties of the second part.

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

PARCEL 1: UNIT 2-A-1-2 IN DEER RUN CONDOMINIUM, PHASE 2, AS DELINEATED ON A SURVEY OF CERTAIN LOTS IN VALLEY VIEW, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 15, 1983 AS DOCUMENT NO. 2653549 IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM RECORDED 7/24/85 AS DOCUMENT NO. 85116690, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE PERPETUAL EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER OUTLET "A" IN VALLEY VIEW SUBDIVISION AFORESAID, AS CREATED BY GRANT OF EASEMENT RECORDED 7/24/85 AS DOCUMENT NO. 85116689.

Permanent Real Estate Index No. 02-15-111-019-1005

together with the tenements and appurtenances thereto being

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof, forever, of said party of the second part

SUBJECT TO: GENERAL TAXES FOR 1994 AND SUBSEQUENT YEARS AND TO DECLARATIONS EASEMENTS, COVENANTS, RESTRICTIONS OF RECORD, ILLINOIS CONDOMINIUM PROPERTY ACT

This deed is executed by the party of the first part as Trustee, as aforesaid, pursuant to and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereto enabling, SUBJECT HOWEVER, to the liens of all trust deeds and of mortgages upon said real estate, if any, of record in said county, of unpaid general taxes and special assessments and other liens and claims of any kind, pending litigation of any affecting the said real estate, building lines, building, liquor and other restrictions of record, if any; party walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances, mechanic's lien claims, if any; easements of record, if any; and rights and claims of parties in possession.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Assistant Trust Officer the day and year first above written.

FIRST BANK AND TRUST COMPANY OF ILLINOIS as Trustee, as aforesaid, and personally.

By [Signature] Trust Officer [Signature] Assistant Trust Officer

COUNTY OF COOK SS STATE OF ILLINOIS

DAWN M. MALACHUK

Notary Public in and for said County, in the State aforesaid. DO HEREBY CERTIFY, THAT

ROBERT G. HERSHENHORN

MICHAEL J. KALITOWSKI Assistant Trust Officer of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such Trust Officer, and Assistant Trust Officer, 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 banking corporation as Trustee, for the uses and purposes therein set forth and the said Assistant Trust Officer did also then and there acknowledge that he/she, as custodian of the corporate seal of said banking corporation, did affix the corporate seal of said banking corporation to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the uses and purposes therein set forth.

OFFICIAL SEAL DAWN M. MALACHUK NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 9/30/95

by hand and Notarial Seal this 10TH day of MAY 19 95 Dawn M. Malachuk Notary Public DAWN M. MALACHUK

717 DEER RUN DRIVE, BLDG 2A-1R PALATINE, ILLINOIS 60067

THIS INSTRUMENT PREPARED BY MICHAEL J. KALITOWSKI FIRST BANK AND TRUST COMPANY OF ILLINOIS 300 East Northwest Highway Palatine, Illinois 60067

Exempt Under Real Estate Transfer Tax Act Sec 4 Par E & Cook County Ord. 95104, Par E

Date: 6-13-1995 Sign: [Signature]

This space for affixing Return and Revenue Stamp.

Document Number

UNOFFICIAL COPY

COOK COUNTY
RECORDER
ESSE WHITE
CLOCK OFFICE

95398730

Property of Cook County Clerk's Office

| | |
|-------------|-------|
| **0002** | |
| RECORDING * | 25.00 |
| MAILINGS * | 0.50 |
| PENALTY * | 22.00 |
| 95398730 # | 47.50 |
| SUBTOTAL | 47.50 |
| CHECK | |

3 PURC
0015 MC# 10

06/14/95



W. J. Cinchely Jr. Clerk
10/15/95
10/15/95

25.50
+ 22.00

47.50

STATEMENT BY GRANTOR AND GRANTEE

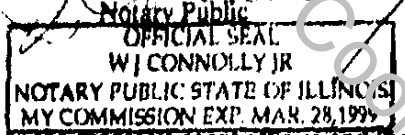
The grantor or the grantor's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

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Dated June 10, 19 95 Signature: Ray M. Vito
Katherine Di Vito
Grantor or Agent

Subscribed and sworn to before me this 10th day of

June, 19 95
WJ Connolly Jr



The grantee or the grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

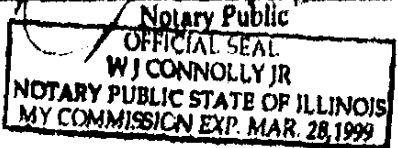
Dated June 10, 19 95 Signature: Robert Michael Cox
Grantor or Agent

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

Subscribed and sworn to before me this 10th day of

June, 19 95
WJ Connolly Jr



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