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96534570

Handwritten notes: "M... F2"

DEPT-01 RECORDING \$25.00
T#0012 TRAN 1311 07/12/96 15:37:00
#2347 RC #96-534570
COOK COUNTY RECORDER

This deed drafted by:
Alan O. Amos
Alan O. Amos & Associates, P.C.
Suite 5200
3 First National Plaza
Chicago, IL 60602

Handwritten notes: "23.00" and "1/3"

TRUSTEE'S DEED

This indenture, made June 13, 1996 between LaSalle National Trust, N.A., a national banking association, as Trustee under the provisions of a Deed in Trust duly recorded and delivered to said Trustee in pursuance to a Trust Agreement dated August 1, 1994 and known as Trust Number 118678 ("Trustee") and Wayne Magdziarz and Gary J. Magdziarz, as joint tenants with right of survivorship ("Grantee") whose address is: 405 N. Wabash Avenue, Chicago, Illinois.

Handwritten notes: "75-14-484 F2" and "1"

Witnesseth, that the Trustee, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee, the following described real estate situated in the City of Chicago, Cook County, Illinois to wit:

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Parcel 1 Unit 4507 in the River Plaza Condominium as delineated on a survey of the following described real estate: Lots 3, 5, 8, 15, 16, 17, 19, 20, 22, 31 to 39, both inclusive, 41, and 44 to 48, both inclusive, in River Plaza Resubdivision of Land, Property and Space of Lots 1 to 12 and vacated alley in Block 5 in Kinzie's Addn to Chicago in the Northwest 1/4 of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois, which survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document Number 94758753 together with its undivided percentage interest in the common elements.

Vertical handwritten note: "96534570"

Parcel 2 Easement for the benefit of Parcel 1 for ingress, egress, use and enjoyment of the property as set forth in the River Plaza Declaration of Covenants, Conditions, Restrictions, and Easements recorded as Document Number 94758750.

Trustee also hereby grants to the Grantee, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said real estate set forth in the Declaration of Condominium, aforesaid, and Trustee 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.

BOX 333-CT1

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PROPERTY TAX
CO. NO. 018
9770516
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
P.B. 10776 JUL 12 '95
DEPT. OF REVENUE
105.50

1003301
Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP JUL 17 '95
PB. 11424
52.75

★ 10
★ 15
★ 15
★ 15
★ 15
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE JUL 12 '95
PB. 11184
791.25

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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.

Commonly known as 405 N. Wabash Avenue, Chicago, Illinois. Permanent index numbers: 17-10-132-037-1606.

To Have And To Hold the same unto the Grantee as aforesaid and to the proper use, benefit and behoof of the Grantee forever.

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 the Trust Agreement above mentioned and the Deed in Trust delivered to said Trustee pursuant thereto.

Any tenant of the unit being conveyed has either waived or failed to exercise the right of first refusal to purchase the unit, did not have any such right or Grantee was a tenant of the unit prior to the conversion.

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 Vice President and attested by its Assistant Secretary, the day and year first above written.

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

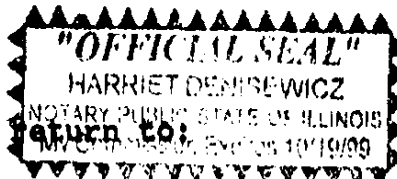
By: [Signature]
Vice President

Attest: [Signature]
Assistant Secretary

State of Illinois)
) ss
County of DuPage)

The undersigned, a Notary Public in and for said County in the State aforesaid, does hereby certify that Corinne Bek, Vice President of LaSalle National Trust, N.A., and Nancy A. Stack, Assistant Secretary thereof, known to me to be the same persons whose names are subscribed to the foregoing instrument as such officers, appeared before me this day 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 Trustee, for the uses and purposes therein set forth; and said Assistant Secretary did also then and there acknowledge that she, as custodian of the corporate seal of said Trustee, did affix said corporate seal of said Trustee to said instrument as her own free and voluntary act, and as the free and voluntary act of said Trustee for the uses and purposes therein set forth.

Given under my hand and Notarial Seal [Signature], 1996.



[Signature]
Notary Public

Upon recordation return to:

WAYNE MAGDZIANZ / GARY MAGDZIANZ
407 RIDGEWOOD DR
WILLOWBROOK, IL 60521

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