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96891346

TRUSTEE'S DEED

INDIVIDUAL

DEPT-01 RECORDING \$27.50
T#0009 TRAN 5766 11/22/96 11:45:00
49513 ÷ SK *-96-891346
COOK COUNTY RECORDER

The above space for recorders use only

2750

THIS INDENTURE, made this 22nd day of October, 1996, between COLUMBIA NATIONAL BANK OF CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, 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 national banking association in pursuance of a certain Trust Agreement, dated the 2nd day of February, 1995, and known as Trust Number 4869, party of the first part, and David B. Rericha, 575 West Madison, #4011 Chicago, Illinois 60661, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of \$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:

Legal Description Attached And Made A Part Hereof

exempt under section 4(d) of the
Ill. REal Property Transfer Tax Act
11/21/96 GNT, agent by

address: 5823 N. Ravenswood, Chicago, Ill.

PIN # 14-06-404-021

together with the tenements and appurtenances thereunto belonging.

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.

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 thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county and remaining unreleased 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 presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Trust Officer, the day and year first above written.

96-314(JB)

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COLUMBIA NATIONAL BANK OF CHICAGO

as trustee, as aforesaid, and not personally,

By

[Signature]
VICE PRESIDENT

Attest

[Signature]
ASSISTANT TRUST OFFICER

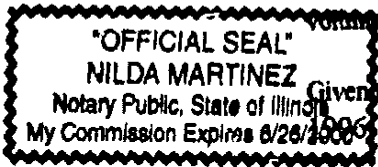
STATE OF ILLINOIS,
COUNTY OF COOK

} SS.

THIS INSTRUMENT
PREPARED BY

Laura L. Kelley
COLUMBIA NATIONAL BANK
OF CHICAGO
5250 NORTH HARLEM AVE
CHICAGO, ILLINOIS 60656

I, undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Vice President and Assistant Trust Officer of the COLUMBIA NATIONAL BANK OF CHICAGO. A National Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President 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 act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth; and the said Assistant Trust Officer then and there acknowledged that said Assistant Trust Officer, as custodian of the corporate seal of said National Banking Association caused the corporate seal of said National Banking Association to be affixed to said instrument as said Assistant Trust Officer's own free and voluntary act and as the free and voluntary act of said National Banking Association for the uses and purposes therein set forth.



Given under my hand and Notary Seal,

Date: October 22,

Notary Public

Nilda Martinez

DELIVERY

NAME James V. Inendino Esq.
STREET 53 W. Jackson Blvd suite 918
Chicago, IL 60604

CITY

OR

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

5823 North Ravenswood Unit P9
Chicago, Illinois 60660

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EXHIBIT "A"

UNIT(S) P9, IN THE METRO POINTE LOFT CONDOMINIUMS, AS DELINEATED ON A SURVEY OF PART OR PARTS OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 15, 16, 17, 18, 19 AND 20 IN BLOCK 9 IN BARRETT AND GALLOWAY'S RESUBDIVISION OF BLOCKS 7, 8 AND 9 IN HENRYTOWN AND OF THE NORTH 100 FEET OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 8, TOWNSHIP 40 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 JUNE 25, 1998 AS DOCUMENT NUMBER 98-487857 TOGETHER WITH ITS (THEIR) UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS:

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, HIS HEIRS, SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE-DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS SET FORTH IN THE AFOREMENTIONED DECLARATION, 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, RESTRICTIONS, CONDITIONS, COVENANTS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT, IF ANY, OF THE UNIT CONVEYED HEREUNDER, EITHER WAIVED, FAILED TO EXERCISE, OR HAD NO RIGHT OF FIRST REFUSAL TO PURCHASE THE SAID UNIT.

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) PUBLIC AND UTILITY EASEMENTS, INCLUDING ANY EASEMENTS ESTABLISHED BY OR IMPLIED FROM THE DECLARATION OF CONDOMINIUM OR AMENDMENTS THERETO;
- (D) LIMITATIONS AND CONDITIONS IMPOSED BY THE CONDOMINIUM PROPERTY ACT;
- (E) GENERAL TAXES NOT YET DUE AND PAYABLE;
- (F) INSTALLMENTS DUE AFTER THE DATE OF CLOSING FOR ASSESSMENTS ESTABLISHED PURSUANT TO THE DECLARATION OF CONDOMINIUM, AS AMENDED;
- (G) AS TO THE BUILDING IN PHASE II: (i) ENCROACHMENT ONTO THE STREET TO THE NORTH BY .09 FEET AT THE NORTHEAST CORNER AND ONTO THE ALLEY TO THE EAST BY .11 FEET; (ii) ENCROACHMENT OF THE COPING INTO THE STREET TO THE NORTH AND ALLEY TO THE EAST BY VARYING AMOUNTS BETWEEN .31 AND .57 FEET ON THE NORTH AND .42 TO .72 FEET ON THE EAST, AND (iii) ENCROACHMENT OF LEDGES BETWEEN .43 AND .99 FEET ONTO THE STREET TO THE NORTH; (iv) ENCROACHMENT ONTO THE STREET TO THE WEST BY .06 TO .02 FEET; (v) ENCROACHMENT OF COPING ON CHIMNEY ONTO ALLEY TO EAST.

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