TRUSTEE'S DEED

TENANCY IN COMMON

After Recording Mail to:

96316260

DEPT-01 RECORDING

\$29.00

- . T00012 TRAN 0331 04/26/96 10:09:00
- \$4833 + CG *-96-316260
- CODK COUNTY RECORDER

Name and Address of Taxpayer:

GEONGE E. MOLITOR 236 E. North Avenue Elmhurst, II. 60126

CONNIE J. WITCHOP P 1445 N. State, #2202 Chicago, IL 60610 29.004

18929

THIS INDENTURE, made this 15th day of APRIL, 1996 between ALBANY BANK & TRUST COMPANY N.A., an association organized under the laws of the United States of America, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated July 1, 1980, and known as Trust Number 11-3933, PROY of the First Part, and GEORGE E. MOLITOR and CONNIE J. WITTKOPP Party of the Second Part; WITTESSETH, that said Party of the First Part, in consideration of the sum of TEN and NO/100 DOLLARS, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Party of the Second Part, we following described real estate situated in COOK County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION OF PROPERTY BEING CONVEYED.

together with the tenements and appurtenances thereunto belonging;

Property Address: 1550 N. Lake Shore Drive, #25AB, Chicago, IL 60611

PIN # 17-03-101--029-1156

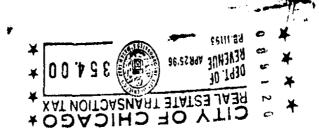
TO HAVE AND TO HOLD the same unto said Party of the Second Part and to the proper vise, benefit and behoove forever of said Party of the Second Part.

SUBJECT TO: SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF.

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, SUBJECT, HOWEVER, to the liens of all Trust Deeds and/or Mortgages upon said real estate, if any, of record in said county; all unpaid general taxes and special assessments and other liens and claims of any kind; pending litigation, if any, affecting the said real estate; building lines; building, liquor and other restrictions of record, if any; 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.

BOX 333-CTI

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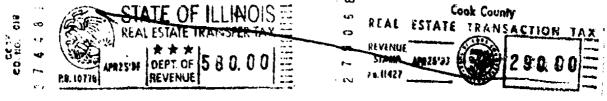
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UNOFFICIAL COPY

IN WITNESS WHEREOF, said Party of the First Part has caused its corporate seal to be hereto affixed, and has caused its tten.

name to be signed to these presents by its Trust Officer and attested by its Vice President, the day and year first above written.
ALBANY BANK & TRUST COMPANY N.A., As Traistee aforesaid
By:Trust Officer
Attest: Vice President
STATE OF ILLINOIS)
COUNTY OF COOK)
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT the above named Trust Officer and the above named Vice President personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.
Given under my hand and notarist seal, this 15TH day of APRIL, 1996.
AMES WAGNER Notary Public Notary Public State of Minare Official Sea
0/18/98 G/18/98
Illinois Transfer Stamp - Exempt under provisions of paragraph section 4, Real Esæ te Transfer Act
Buyer, Seller or Representative
Prepared by: Arnold J. Karzov, Albany Bank & Trust Company N.A., 3400 W. Lawrence Ave., Chicago, IL 60625
· co



Property of Cook County Clerk's Office

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EXHIBIT A

UNIT NUMBER 25-"AB" IN 1550 LAKE SHORE DRIVE CONDOMINIUM AS DELINEATED UPON SURVEY OF LOTS 1, 2, 3, 4, AND 5 AND THE NORTH 15 FEET 4 INCHES OF LOT 6 IN BLOCK 1 IN THE RESUBDIVISION BY CATHOLIC BISHOP OF CHICAGO AND VICTOR F. LAWSON OF BLOCK 1 IN THE CATHOLIC BISHOP OF CHICAGO'S LAKE SHORE DRIVE ADDITION IN THE NORTH 1/2 FRACTIONAL OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMALGAMATED TRUST AND SAVINGS BANK AS TRUSTEE UNDER TRUST ACREEMENT DATED JUNE 15, 1977 AND KNOWN AS TRUST NUMBER 1550 RECURDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY. ILLINGIS AS DOCUMENT NUMBER 24132177 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS, (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE SURVE OF COOK COUNTY CLERK'S OFFICE COMPRISING THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

0169620.01

Proberty of Coot County Clert's Office

EXHIBIT B

Permitted Exceptions

SUBJECT ONLY TO: Covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 1994 and subsequent years; the Property of Cook County Clark's Office Grantee's Mortgage or trust deed.

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Property of Coot County Clert's Office