

UNOFFICIAL COPY 98897707

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1998-07-10 14:07:27
Cook County Recorder 29.00

THE ABOVE SPACE FOR RECORDER'S USE ONLY

This Indenture Witnesseth, That the Grantor NANCY M. SARGIS

of the County of COOK and the State of ILLINOIS for and in consideration of Ten Dollars and no/100 (\$10.00)

and other good and valuable consideration in hand paid, Convey and Warrant unto LaSalle National Bank, a national banking association, of 135 South LaSalle Street, Chicago, Illinois, its successor or successors as Trustee under the provisions of a trust agreement dated the 21st day of MAY 19 98 known as Trust Number 121831, the following described real estate in the County of COOK and State of Illinois, to-wit:

SEE LEGAL ATTACHED

7/10/98
Sargis, Seller or Representative

Prepared By: RACHEL HADLEY MALUEG
Property Address: 233 E. ERIE ST., UNIT 1010 CHICAGO, IL
Permanent Real Estate Index No. 17-10-203-027-1020

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(SEAL)

(SEAL)

(SEAL)

(SEAL)

19 98 MAY

In Witness Whereof, the grantor, aforesaid, hereunto set hand and seal this 21 ST day

And the said grantor **NANCY M. SARGIS** hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of proceeds from sale on execution or otherwise.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such cases made and provided.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon it, including under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of the grantor, his or their predecessor in trust.

Full power and authority is hereby granted to said trustee to improve, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey, either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, rights, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge, or otherwise encumber, said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or in the future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

agreement set forth.

To have and to hold the said premises with the appurtenances, upon the trusts and for uses and purposes herein and in said trust

98597707

State of ILLINOIS

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County of COOK

S.S.

Kathleen E. Bye

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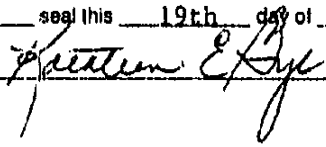
Notary Public In and for said County, in the State aforesaid, do hereby certify that
Nancy M. Sargis

personally known to me to be the same person _____ whose name _____

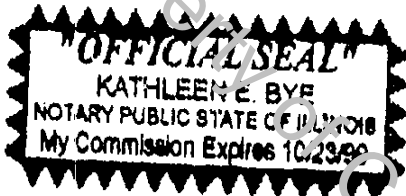
subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that
_____ signed, sealed and delivered the said instrument as _____ her free and voluntary act,

for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand _____ seal this 19th day of June A.D. 19 98



Notary Public.



Box 350

Deed in Trust
Warranty Deed

Address of Property

233 E. ERIE ST., UNIT 1010

CHICAGO, IL

To
LaSalle National Bank
Trustee

LaSalle National Bank
135 South LaSalle Street
Chicago, Illinois 60674-9135

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PARCEL 1:

UNIT No. 1010 in Streatorville Center Condominium as delineated on the Survey of the following: All of the Property and Space lying above and extending upward from a horizontal plane having an elevation of 119.30 feet above Chicago City Datum (and which is also the lower surface of the floor slab of the ninth floor, in the 26-story building situated on the parcel of land hereinafter described) and lying within the boundaries projected vertically upward of a parcel of land comprised of Lots 20, 21, 22, 23, 24 and 25 (except that part of lot 25 lying west of the center of the party wall of the building now standing on the dividing line between Lots 25 and 26), together with the Property and Space lying below said horizontal plane having an elevation of 119.30 feet above Chicago City Datum and lying above a horizontal plane having an elevation of 110.13 feet above Chicago City Datum (and which plane coincides with the lowest surface of the roof slab of the 8-story building situated on said parcel of land) and lying within the boundaries projected vertically upward of the South 17.96 feet of the aforesaid parcel of land, all in the Subdivision of the West 3/4 feet of Block 32, except the East 14 feet of the North 80 feet thereof in Kinzie's Addition to Chicago in Section 10, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which Survey is attached to Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-laws for Streatorville Center Condominium Association recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 26917897) together with its undivided percentage interest in the Common Elements.

PARCEL 2:

Easement for the benefit of Lot 25 of the right to maintain party wall as established by Agreement between Edwin B. Sheldon and Heaton Qualey recorded August 11, 1892 as Document Number 1715549 on that part of Lots 25 and 26 in Kinzie's Addition aforesaid occupied by the West 1/2 of the party wall, all in Cook County, Illinois.

Grantor also hereby grants to Grantee, his, her, or their successors and assigns, 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 aforesaid Declaration of Condominium and in the Declaration of Covenants, Conditions, Restrictions and Easements ("Operating Declaration") recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 26917894, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration of Condominium and the Operating Declaration for the benefit of the remaining real estate described therein.

Commonly known as: 233 E. Erie Street, Unit 1010, Chicago, IL
P.I.N. # 17-10-203-027-1020

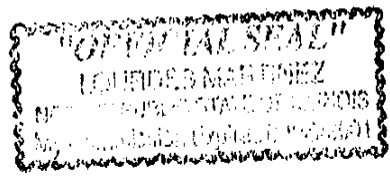
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The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized 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 title to real estate under the laws of the State of Illinois.

Dated 7/10, 1998 Signature: _____
Grantor or Agent

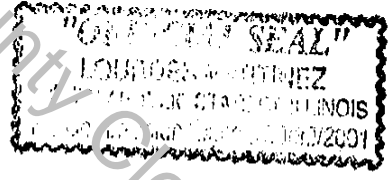
Subscribed and sworn to before me by the said GRANTOR this 10 day of JULY, 1998.
Notary Public [Signature]



The grantee or his 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 7/10, 1998 Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the said GRANTEE this 10 day of JULY, 1998.
Notary Public [Signature]



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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