

# UNOFFICIAL COPY

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1999-04-15 11:23:45  
Cook County Recorder 27.00



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No Abstract

THE ABOVE SPACE FOR RECORDER'S USE ONLY

**This Indenture**, made this 3<sup>d</sup> day of March A.D. 19 99 between LaSalle National Bank, Chicago, Illinois, 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 the 21<sup>st</sup> day of February, 19 97, and known as Trust Number 120796 (the "Trustee"), and Martin L. Krause and Christine L. Krause, Husband and Wife, not as Joint Tenants and not Tenants in Common but as Tenants by the Entirety, (the "Grantees") (Address of Grantee(s): 806 Murray Road Towers Lake IL 60010)

**Witnesseth**, that the Trustee, in consideration of the sum of Ten Dollars and no/100 (\$10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee(s), the following described real estate, situated in Cook County, Illinois, to wit:

CO. NO. 016  
09386  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
APR 13 '99 DEPT. OF REVENUE  
P.B. 10776  
207.50

Cook County  
REAL ESTATE TRANSACTION TAX  
REVENUE STAMP  
APR 13 '99  
P.B. 11424  
103.75

★ 075952  
★ CITY OF CHICAGO ★  
★ REAL ESTATE TRANSACTION TAX ★  
★ DEPT. OF REVENUE APR -7'99 ★  
★ P.B. 11187 ★  
★ 999.00 ★

★ 075953  
★ CITY OF CHICAGO ★  
★ REAL ESTATE TRANSACTION TAX ★  
★ DEPT. OF REVENUE APR -7'99 ★  
★ P.B. 11187 ★  
★ 557.25 ★

Property Address: 130 S. Canal Street - Unit 407 and Parking Space 108  
Chicago, IL 60606  
Permanent Index Number: 17-16-108-027-0000 and 17-16-108-028-0000  
together with the tenements and appurtenances thereunto belonging.

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

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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 said Deed of Deeds in Trust delivered to said Trustee in pursuance of the trust agreement above mentioned. This Deed is made subject to the lien of every Trust Deed or Mortgage (if any there be) of record in said county affecting the said real estate or any part thereof given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

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

Attest:

LaSalle National Bank

as Trustee as aforesaid,

By Nancy A. Carlin Assistant Vice President

Rosemary Collins Assistant Secretary

This instrument was prepared by: Nancy A. Carlin	<b>LASALLE NATIONAL BANK</b> Real Estate Trust Department 135 South LaSalle Street Chicago, Illinois 60603-4192
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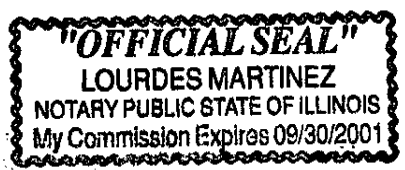
State of Illinois }  
County of Cook } SS:

I, the undersigned a Notary Public in and for said County, in the State aforesaid, Do Hereby Certify that Nancy A. Carlin Assistant Vice President of LaSalle National Bank, and Rosemary Collins Assistant Secretary thereof,

personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person 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 he as custodian of the corporate seal of said Trustee did affix said corporate seal of said Trustee to said instrument as his 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 this 5th day of March A.D. 19 99

Loures Martinez Notary Public



Box No. TRUSTEE'S DEED Address of Property

LaSalle National Bank

Trustee To Mail to: Mark Spivak Topper & Weiss 19 So. La Salle St. Suite 503 Chicago, IL 60603

LaSalle National Bank 135 South LaSalle Street Chicago, Illinois 60603-4194

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STREET ADDRESS: 130 S. CANAL STREET UNIT 407  
CITY: CHICAGO COUNTY: COOK  
TAX NUMBER:

99362758

## LEGAL DESCRIPTION:

PARCEL 1: UNIT 407 IN THE METROPOLITAN PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF BLOCK 50 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99214670, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE (EXCLUSIVE) RIGHT TO THE USE OF PARKING SPACE 108, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 99214670.

PARCEL 3: NON-EXCLUSIVE EASEMENT IN FAVOR OF PARCEL 1 FOR INGRESS, EGRESS, USE, ENJOYMENT AND SUPPORT AS CREATED BY RECIPROCAL EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 99214669 OVER, UPON AND UNDER PREMISES DESCRIBED THEREIN.

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12. THE FIRST DEED OF EACH INDIVIDUAL UNIT SHOULD CONTAIN THE FOLLOWING LANGUAGE:

"GRANTOR ALSO HEREBY GRANTS, TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, 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, 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."

13. THE FIRST DEED CONVEYING EACH UNIT IN A CONVERSION CONDOMINIUM MUST CONTAIN ONE OF THE FOLLOWING STATEMENTS:

(A) THE TENANT OF UNIT HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL; (B) THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL; OR

(C) THE PURCHASER OF THE UNIT WAS THE TENANT OF THE UNIT PRIOR TO THE CONVERSION OF THE BUILDING TO A CONDOMINIUM.