

TRUSTEE'S DEED

UNOFFICIAL COPY

REVENUE STAMP NOV 23 '88 P.B. 11430

41.50

3755539

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE NOV 23 '88 P.B. 10761

A246213

THIS INDENTURE, made this 14th day of November 19 88, between First Bank and Trust Company of Illinois (formerly known as First Bank and Trust Company, Palatine, Illinois), a corporation duly organized and existing as a banking corporation 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 bank in pursuance of a certain Trust Agreement dated the 18th day of October 19 68, and known as Trust Number 10-183, party of the first part, and Pearl Scharringhausen, a widow,

121 South Dunton of Arlington Heights, Illinois parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100 Dollars (\$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:

SEE RIDER ATTACHED HERETO CONTAINING LEGAL WHICH IS MADE A PART HEREOF:

Permanent Real Estate Index No. 03-32-101-042-1019

together with the tenements and appurtenances thereto 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.

SUBJECT TO, covenants, conditions and restrictions of record, terms, provisions, covenants, and conditions, of the Declaration of Condominium and all amendments, if any thereto; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; encroachments, if any; party wall rights and agreements, if any; easements, licenses, limitations and conditions imposed by the Condominium Property Act, if any; or assessments for improvements not yet completed; any unconditional, if any; or assessments for improvements not yet completed; general taxes for the year 1988 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1988; installments due after the date of closing of assessments...

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 walls, party wall rights and party wall agreements, if any; Zoning and Building Laws and Ordinances; and said party's lien claims, if any; easements of record, if any; and rights and claims of parties in possession.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Assistant Trust Officer the day and year first above written.

FIRST BANK AND TRUST COMPANY OF ILLINOIS as Trustee, by [Signature]

By [Signature] Trust Officer

ATTEST: [Signature] Assistant Trust Officer

COUNTY OF COOK SS. I, Elfrieda Baranek a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT

Robert G. Harshenhorn

Trust Officer of FIRST BANK AND TRUST COMPANY OF ILLINOIS, a banking corporation, and Gloria H. Rackow Assistant Trust Officer of said banking corporation, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such

Trust Officer, 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 banking corporation as Trustee, for the uses and purposes therein set forth and the said Assistant Trust Officer did also then and there acknowledge that he/she, as custodian of the corporate seal of said banking corporation, did affix the said corporate seal of said banking corporation to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said banking corporation, as Trustee, for the uses and purposes therein set forth.

"OFFICIAL SEAL" ELFRIEDA BARANEK Notary Public, State of Illinois My Commission Expires 9/17/91

under my hand and Notarial Seal this 15th day of November 19 88 Elfrieda Baranek Notary Public

110 South Dunton, Unit 3J Arlington Heights, Illinois

THIS INSTRUMENT PREPARED BY: GLORIA H. RACKOW FIRST BANK AND TRUST COMPANY OF ILLINOIS 35 North Brockway Palatine, Illinois 60067

For information only insert street address of above described property. Mail to: Egils H. Krolls, 55 N. Smith St., Palatine, IL 60067

Box 332

This space for affixing Riders and Revenue Stamps

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Unit 3J as delineated in surveys of the following described parcels of real estate (hereinafter together referred to as "Parcel"):

Parcel 1: Lots 2 and 3 in Sigwalt's Subdivision of the North half of the West 15 acres of the North 30 acres of the West half of the North West quarter of Section 32, Township 42 North, Range 11, East of the Third Principal Meridian in Cook County, Illinois;

also

Parcel 2: The South 2 chains of the North 4.25 chains of the East 2.50 chains of the West 10 chains of the West half of the North West quarter of Section 32, Township 42 North, Range 11, East of the Third Principal Meridian in Cook County, Illinois,

which surveys are attached as Exhibit "A" to Declaration made by La Salle National Bank, a national banking association, not personally, but as Trustee under Trust No. 39135, recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 21663600, and registered in the Office of the Registrar of Titles of Cook County, Illinois as Document No. LR 2586499, together with an undivided 2.7 % interest in said Parcel (excepting from said Parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Surveys) **in Cook County, Illinois.**

Grantor also hereby grants to grantees, their successors and assigns as an easement appurtenant to the premises herein conveyed, a perpetual exclusive easement for parking purposes in and to Parking Space No. P55, as defined and set forth in said Declaration and Surveys.

Grantor also hereby grants to grantees, their 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 made by La Salle National Bank, not personally, but as Trustee under Trust No. 39135, recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 21663600, and registered in the Office of the Registrar of Titles of Cook County, Illinois as Document No. LR 2586499.

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DUPLICATE
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NOV 23 AM 10:44
HARVEY GIBSON, CLERK
OFFICE OF THE REGISTRAR OF TITLES

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Agent
[Signature]

3755539
Agent
[Signature]

FOR FUTURE INSURANCE
GARRIS ROYALTON GREEN
60908 STONITH
CHICAGO, ILLINOIS 60608
NOV 23 1977
OFFICE OF THE REGISTRAR OF TITLES
COOK COUNTY, ILLINOIS