

UNOFFICIAL COPY

TRUSTEE'S DEED

3991726

Form 2459 Rev. 5-77

Individual

The above space for recorders use only

THIS INDENTURE, made this 29TH day of DECEMBER, 19 75, between AMERICAN NATIONAL BANK AND TRUST COMPANY 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 12TH day of OCTOBER, 19 70, and known as Trust Number 30324 party of the first part, and JOHN FOGELSON, married to Joan Fogelson, 3039 SIMPSON, EVANSTON, IL party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100 ----- \$10.00----- Dollars, and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said parties of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF:

LOT SEVENTEEN (except the North Seventy Two (72) feet thereof)----(17)

In David F. Curtin's Third Addition to Lincolnwood, being a Subdivision of the South 1/3 of the East Half (1/2) of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section 11, Town 41 North, Range 13, East of the Third Principal Meridian, also the South 1/3 of the South 10 acres of the West 20 acres, of the Southeast Quarter (1/4) of Section 11, Town 41 North, Range 13, East of the Third Principal Meridian,

3991726

Property Index No. 1071-323-021

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.

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 (past) deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 Secretary, the day and year first above written.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO
as Trustee, by its said, and not personally.



By _____ VICE PRESIDENT
Attest _____ ASSISTANT SECRETARY

STATE OF ILLINOIS, }
COUNTY OF COOK } SS.

THIS INSTRUMENT
PREPARED BY
JUDY CRAVEN
AMERICAN NATIONAL BANK
AND TRUST COMPANY
OF CHICAGO
33 N. LASALLE
CHICAGO, ILLINOIS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named AMERICAN NATIONAL BANK AND TRUST COMPANY 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 Secretary 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 Secretary then and there acknowledged that said Assistant Secretary, 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 Secretary'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
"OFFICIAL SEAL"
ANNE M. MARCHET
Notary Public, State of Illinois
My Commission Expires 4/23/94

Date 8-15-91
Anne M. Marchet
Notary Public

DELIVERY INSTRUCTIONS

Law Offices of
PEPPER, BECKER & CERVENY, LTD.
79 West Monroe Street
Chicago, Ill. 60603
OR

3039 SIMPSON

EVANSTON, ILLINOIS

RECORDER'S OFFICE BOX NUMBER _____

This space for affixing riders and fees
 Exempt under provis
 Sec. 4, Real Estate
 Dated: August 15, 1991

3991726

Document Number

UNOFFICIAL COPY

~~2/10/91~~
~~11071501~~

Age of Grantor 89
 Address 11071501
 Husband John
 Wife John
 Spouse John
 Address 11071501
 D. Ohio New cert. to John
 Responder to John
 Sig. Card HUNTER

Property of Cook County Clerk's Office

~~2/10/91~~
~~11071501~~

3991726

3991726

1991 AUG 28 PM 4:45
CAROL MOSELEY BRAUN
REGISTRAR OF TITLES

Robert H. Brannon
Pratt, Barkan & Conway LTD
19 W. Monroe ST.
Suite 1000
Chicago, Illinois 60603

AFFIDAVIT OF LATE DELIVERY
(GRANTEE ONLY)

UNOFFICIAL COPY

I the undersigned do hereby state and swear on oath as follows:

1. That I am the ^{Attorney for the} Grantee in a Trustee's deed dated 12/29/75 from American NATIONAL BANK T/W/T 30324 conveying title to a certain parcel of real estate commonly known as 3039 Simpson Easton Illinois. and legally described as

- 2. That upon receiving said deed I inadvertently filed the deed at the office of the Recorder of Deeds of Cook County, Illinois rather than at the Office of Registrar of Titles of Cook County, Illinois.
- 3. That I was unaware that the title to the property was registered in Torrens and I was unaware that the aforementioned deed should have been filed at the Office of the Registrar of Titles in Cook County, Illinois (Torrens Office).
- 4. That at all times except during the period during which the aforementioned deed was in the possession of the Recorder of Deeds of Cook County, Illinois, said deed was in my exclusive possession and control and in that of no other; That no change in my marital status has occurred since delivery to me.
- 5. That I make this Affidavit to induce The Registrar of Titles to waive any objections as to stale date of delivery.
- 6. Now, therefore, affiant, his/her heirs and/or successors, at all times shall indemnify and save harmless, the Registrar of Titles, Cook County, Illinois, against all loss or damage to him arising by reason of delay in registration of this deed and the Registering of same on the Torren's Certificate of Title # 107307 and in relation to premises described therein, and all costs, charges, damages and expenses, and all claims and demands of every kind and nature, actions, causes of action, suits and controversies, whether groundless or otherwise arising therefrom.



Robert H. Butzo
Robert H. Butzo, Notary Public
John Ferguson, Grantee

(MARITAL STATUS)

Subscribed and Sworn to
before me this 20th day of
August 1991
Notary Public

UNOFFICIAL COPY

Property of Cook County Clerk's Office

Lot Seventeen (17) (except the North Seventy Two (72) feet thereof) in David F. Curtin's Third Addition to Lincolnwood, being a subdivision of the South 1/3 of the East Half (1/2) of the South East Quarter (1/4) of Section 11, Township 41 North, Range 13, East of the Third Principal Meridian, also the South 1/3 of the South 10 acres of the West 20 acres of the South East Quarter (1/4) of Section 11, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

UNOFFICIAL COPY

Y
R
E
V
I
L
E
D
I
N
S
T
R
U
C
T
I
O
N
S

EVANSTON, ILLINOIS
3039 SIMPSON
FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

OR
Chicago, Ill. 60603
79 West Monroe Street
PEPPER, BECKER & CENERY, LTD.
Law Offices of

My Commission Expires 4/23/94
ANNE M. MARCHERT
Notary Public, State of Illinois
"OFFICIAL SEAL"

Date 8-15-91
Notary Public
Anne M. Marchert

AMERICAN NATIONAL BANK
AND TRUST COMPANY
OF CHICAGO
33 N. LA Salle
CHICAGO, ILLINOIS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A National Banking Association, Grantor, Vice President and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, Vice President and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, as Trustee, as aforesaid, and not personally, 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 use and purpose therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary is a 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 use and purpose therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary is a 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 use and purpose therein set forth.



By _____
Attest _____
VICE PRESIDENT
ASSISTANT SECRETARY

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed and directed by its Assistant Vice President and attested by its Assistant Secretary, the day and year first above written.
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 thereto enabling. This deed is made subject to the terms of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 together with the tenements and appurtenances therunto pertaining.

Property Index no. 10-11-323-021

This space for affixing stickers and revenue stamps

Exempt under provisions of Par. C
Sec. 4, Real Estate Transfer Tax Act.
Date: August 15, 1991
John Fogelson

9217663

THIS INDENTURE, made this 29TH day of DECEMBER, 1975, between AMERICAN NATIONAL BANK AND TRUST COMPANY 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 12TH day of OCTOBER, 1970, and known as Trust Number 30324 JOHN FOGELSON, married to Joan Fogelson, party of the first part, and

3991726

Form 2459 Rev. 5-77

Individual

TRUSTEES DEPT

EXEMPT FROM
REAL ESTATE TRANSFER TAX
BY DEED

UNOFFICIAL COPY

1107307
1107307

3991726

3991726

Age of Grantee

Address

1991 AUG 28 PM 4:15
CAROL MOSLEY BRADY
REGISTRAR OF TITLES

Robert H. Butzow
PRATTEN, Barber & Conway LTD
79 W. Monroe St.
Suite 1000
Chicago, Illinois 60603

Property of Cook County Clerk's Office

1107307
1107307

Age of Grantee *Legal*

Address

Husband *Mariesa D*

Wife

Submitted by *Jam*

Address

Deliver New Cert. to

Remainder to

Sig. Card

HUNTER