THE GRANTOR, 5243 S. Michigan Corp., an Illinois corporation organized under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to DAVID E. GRIGGS whose address is 741 East 80 Street, Chicago, Illinois, the following described Real Estate situated in the County of Cook and the State of Illinois, to wit:

(See legal description on reverse side)

Permanent Real Estate Index Number: 20-10-303-007-0000

Address of Real Estate: Unit 5245-3A, 5243-47 South

Michigan Avenue, Chicago, Iliro's 60615.

In Witness Whereof, said Grantor has caused is name to be signed to these presents on this <u>43</u> day of October, 1998.

By: Michigan Corp., a By: My Its: President	Illinois corporation	200K '.	04848	MOV 2 ! 09	* * *	LLINOIS TAX
STATE OF LLINOIS	,		=	np 10775		
COLINTY OF COOK	-				0	,

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby ce tify that DENNIS ELAHI, personally known to me to be the President of 5243 S. Michigan Corp., an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right to homestead.

(Notary Seal)

Given under my hand and official seal, this 23 day of October, 1998.

"OFFICIAL SEAL" PATRICIA K. SCHELLHASE

Notary Public, State of Illinois My Commission Exp. 09/25/2002

AFTER RECORDING, RETURN TO: WALKER ELASSIDINTES 526/5-3A South Michyan Rossouth Lassile Street, State 800"
Chicago, Illinois AMAR? Chicago, Illinois 60603

Send subsequent tax bills to:

08080537 3604/0101 30 001 Page 1 of

Cook County Recorder

1998-12-01 09:33:26

23.00

LEGAL DESCRIPTION for the property commonly known as Unit 5245-3A, 5243-47 South Michigan Avenue, Chicago, Illinois:

PARCEL 1: UNIT 5245-3A IN THE MICHIGAN TERRACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE NORTH 9 1/2 FEET OF LOT 22 AND ALL OF LOTS 23 AND 24 IN BLOCK 1 IN BLAIRS SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97608091 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 P-4, AND STORAGE LOCKER S-4, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID.



"Grantor also hereby grants to the Grantee, its successors and assigns, as rights and ear aments appurtenance to the above described real estate, the right's and easements for the benefit of said property set for in the Declaration of Condominium, 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."

"The 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." The tenant of the unit had no right of first refusal.