

GEORGE E. COLE FORM NO. 801
LEGAL FORMS
February, 1985

10/28/99
N9902101 1782 SA



SPECIAL
WARRANTY DEED
Statutory (ILLINOIS)

CAUTION: under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose

THIS AGREEMENT, made this 28th day of October, 1999 between H.F.O., L.L.C.,

a limited liability company duly authorized to

transact business in the State of Illinois, party of the first part, and

Maria Fedele, 821 Columbia, Darien, Illinois 60561,

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN AND NO/100 (\$10.00) and other good and valuable consideration, in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority given by the Managers of said Company by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to its heirs and assigns, FOREVER, all the following described real estate situated in the County of Cook and the State of Illinois known and described as follows, to wit:

4m

SEE ATTACHED EXHIBIT "A"

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profit thereof, and all the estate, right, title, interest claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by through or under it, it WILL WARRANT AND DEFEND, subject to: SEE ATTACHED EXHIBIT "B".

Permanent Real Estate Index Number(s): Part of 17-09-257-017, 018 and 019
Address of Real Estate: 333 West Hubbard, Unit 4F, Chicago, Illinois 60610

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Manager, and attested by its Secretary, this 28th day of October, 1999.

H.F.O., L.L.C., an Illinois limited liability company

By: SPECTRUM-HUBBARD LIMITED PARTNERSHIP, an Illinois limited partnership
Its: Manager

By: SPECTRUM REAL ESTATE SERVICES, INC., an Illinois corporation
Its: General Partner

By: 
JERALD LASKY, PRESIDENT

UNOFFICIAL COPY

99512060

FORM 100 (1-01) UNIFORM MERGERS FOR INDIVIDUALS

OR RECORDER'S OFFICE BOX NO. _____

Maria Fedele
(Name)
333 West Hubbard Street, Unit 4F
(Address)
Chicago, Illinois 60610
(City, State, Zip Code)

MARIA Fedele
(Name)
1 N. FRANKLIN # 2625
(Address)
Chicago, IL 60606
(City, State, Zip Code)

SEND SUBSEQUENT TAX BILLS TO:

This instrument was prepared by: Gary L. Plotnick, 222 North LaSalle Street, #1910, Chicago, Illinois 60601
(NAME AND ADDRESS)



Lori A. Stendray
NOTARY PUBLIC

Given under my hand and official seal, this 28th day of October, 1999, Commission expires 6/11/2002

SPECTRUM REAL ESTATE SERVICES, INC., as general partner of Spectrum-Hubbard limited partnership, as manager of H.F.O L.L.C., an Illinois limited liability company, appeared before me this day in person and severally acknowledged authority, given by the Board of Directors of said corporation, as his free and voluntary act and deed of said company, for the uses and purposes therein set forth. My Commission Expires 6/11/2002
"OFFICIAL SEAL"
LORI A. STENDRAY
NOTARY PUBLIC
STATE OF ILLINOIS
My Commission Expires 6/11/2002

State of Illinois County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Gerald Lasky personally known to me to be the President of

UNOFFICIAL COPY

EXHIBIT "A"

09021566

LEGAL DESCRIPTION

UNIT 4F IN UNION SQUARE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 16 (EXCEPT THE WEST 15 ½ FEET THEREOF), LOTS 17, 18, 19, 20, 21, 22, 23, 24, 25, AND 26 IN BLOCK 1 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AND

PARTS OF LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 AND 11 (EXCEPT THE WEST 15 FEET THEREOF), LOTS 17 TO 26, BOTH INCLUSIVE, LOT 16 (EXCEPT THE WEST 15 ½ FEET THEREOF), TOGETHER WITH THAT PART OF THE EAST-WEST WEST 18 FOOT PUBLIC ALLEY LYING SOUTH OF THE SOUTH LINE OF LOTS 1 TO 11, BOTH INCLUSIVE, LYING NORTH OF THE NORTH LINE OF LOTS 16 TO 26, INCLUSIVE, LYING WEST OF THE LINE DRAWN FROM THE SOUTHEAST CORNER OF LOT 1 TO THE NORTHEAST CORNER OF LOT 26, AND LYING EAST OF THE NORTHWARD EXTENSION OF THE EAST LINE OF THE WEST 155 FEET OF LOT 16, ALL IN BLOCK 1 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 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 FEBRUARY 25, 1998 AS DOCUMENT NUMBER 98148440, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE WEST 1/2 OF
THE EXCLUSIVE RIGHT TO THE USE OF/ PARKING SPACE NUMBER 145,
PURSUANT TO THE PARKING AGREEMENT DATED FEBRUARY 24, 1998 AND
RECORDED FEBRUARY 25, 1998 AS DOCUMENT NUMBER 98148441 AND FIRST
AMENDMENT TO THE PARKING AGREEMENT RECORDED SEPTEMBER 7, 1999
AS DOCUMENT NUMBER 99848244.