



WARRANTY DEED
Statutory (Illinois)
(Individual to Partnership)

Above Space for Recorder's use only

THE GRANTORS

Philip A. Hoffer and Cassandra J. Hoffer, as Tenants by the Entirety, residents of 275 Shires Street in the City of St. Charles in the State of Illinois, for and in consideration of Ten and 00/100 DOLLARS, in hand paid, CONVEY and WARRANT to 1343 Partners a general partnership organized and existing under and by virtue of the laws of the State of Illinois having its principal office at the following address: 77 West Wacker Drive - Suite 3900 in City of Chicago in the State of Illinois, the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

Lot 57 in Block 23 of Canal Trustee's Subdivision of the West 1/2 of Section 5, Township 39 North, Range 14, East of Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number(s): 17-05-320-012-0000

Address(es) of Real Estate: 1343 West Walton Chicago, Illinois.

IN WITNESS WHEREOF, Grantors have signed these presents this 11th day of October, 1999.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E
SECTION 4, REAL ESTATE TRANSFER ACT.
Philip A. Hoffer
Cassandra J. Hoffer

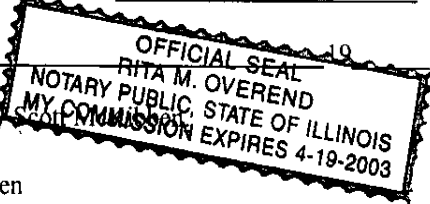
State of Illinois, County of COOK ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Philip A. Hoffer and Cassandra J. personally known to me to be the same persons whose names are

IMPRESS
NOTARIAL SEAL
HERE

subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument, as their free and voluntary act for the uses and purposes therein set forth.

Given under by hand and official seal, this 28 day of October 19 99

Commission expires _____
This instrument was prepared by _____
Rita M. Overend
NOTARY PUBLIC



MAIL TO: Scott McKibben
Prime Group Realty Trust
77 West Wacker - Suite 3900
Chicago, Illinois 60601

SEND SUBSEQUENT TAX BILLS TO:
Scott McKibben
1887 Krowka Drive
Des Plaines, Illinois 60018

BOX 333-CTT

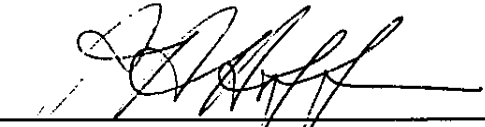
UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

09025637

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated October 28, 19 99

Signature: 
Grantor or Agent

Subscribed and sworn to before me by the

said PHILIP A. HOFFER

this 28 day of October
19 99.


Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated October 28, 19 99

Signature: 
Grantee or Agent

Subscribed and sworn to before me by the

said SCOTT D. MCKIBBEN

this 28 day of October
19 99.


Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]