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This Instrument Prepared by:
Sara Martens, Esq.
401 N. Wabash Avenue
Chicago, Illinois 60611



Doc#: 0917404089 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/23/2009 11:05 AM Pg: 1 of 5

After Recording Return to:
Frank W. Jaffe
Jaffe + Berlin, LLC
401 W. Washington
Chicago, IL 60602

Send Subsequent Tax Bills to:
Tricia Fox + Stephen
Eisenberg
401 N. Wabash, 576
Chicago, IL 60611

This space reserved for Recorder's use only.

SPECIAL WARRANTY DEED

This Indenture is made as of Wednesday, June 17, 2009, between **401 NORTH WABASH VENTURE LLC**, a Delaware limited liability company ("Grantor"), whose address is c/o The Trump Corporation, 725 Fifth Avenue, New York, New York 10022, and Tricia Fox and Stephen Eisenberg ("Grantee"), whose address is ;

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, by the Grantee, the receipt and sufficiency whereof is hereby acknowledged, by these presents does GRANT, BARGAIN, SELL AND CONVEY with special warranty covenants unto Grantee, and its successors and assigns, FOREVER, all of the following described real estate, situated in the County of Cook and State of Illinois

See Exhibit A attached hereto and made a part hereof.

Grantor also hereby grants to Grantee, its 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 of Condominium, aforesaid, 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.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of the Declaration were recited and stipulated at length herein.

TOGETHER WITH all hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion or reversions, remainder or remainders, buildings,

Box 334

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improvements, fixtures affixed or attached to, or situated upon or acquired or used in connection therewith, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity of, in and to the above described premises;


TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto Grantee, forever.

And Grantor, for itself, and its successors, does covenant, promise and agree to and with Grantee, its successors and assigns, that Grantor has not done or suffered to be done, anything whereby the premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it **WILL WARRANT AND FOREVER DEFEND**, the premises against all persons lawfully claiming, or to claim the same, by, through or under it, subject only to the matters set forth on Exhibit B attached hereto and made a part hereof.

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<p>CITY TAX</p>  <p>CITY OF CHICAGO JUN. 19.09 REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE</p>	# 0000005795	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="padding: 2px;">REAL ESTATE TRANSFER TAX</td> </tr> <tr> <td style="padding: 2px; text-align: center;">00588.00</td> </tr> <tr> <td style="padding: 2px; text-align: center;">FP 102805</td> </tr> </table>	REAL ESTATE TRANSFER TAX	00588.00	FP 102805
REAL ESTATE TRANSFER TAX					
00588.00					
FP 102805					

<p>COUNTY TAX</p>  <p>COOK COUNTY JUN. 19.09 REAL ESTATE TRANSACTION TAX REVENUE STAMP</p>	# 0000003449	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="padding: 2px;">REAL ESTATE TRANSFER TAX</td> </tr> <tr> <td style="padding: 2px; text-align: center;">00028.00</td> </tr> <tr> <td style="padding: 2px; text-align: center;">FP 102802</td> </tr> </table>	REAL ESTATE TRANSFER TAX	00028.00	FP 102802
REAL ESTATE TRANSFER TAX					
00028.00					
FP 102802					

<p>STATE TAX</p>  <p>STATE OF ILLINOIS JUN. 19.09 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE</p>	# 0000005626	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="padding: 2px;">REAL ESTATE TRANSFER TAX</td> </tr> <tr> <td style="padding: 2px; text-align: center;">00056.00</td> </tr> <tr> <td style="padding: 2px; text-align: center;">FP 102808</td> </tr> </table>	REAL ESTATE TRANSFER TAX	00056.00	FP 102808
REAL ESTATE TRANSFER TAX					
00056.00					
FP 102808					

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

PARKING SPACE(S) P287, IN THE 401 NORTH WABASH AVENUE RESIDENTIAL CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 1 IN TRUMP TOWER SUBDIVISION OF A TRACT OF LAND IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0821716050, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR INGRESS, EGRESS, SUPPORT, USE AND ENJOYMENT AS CREATED BY AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE 401 NORTH WABASH BUILDING RECORDED AS DOCUMENT NUMBER 0803015062, AS AMENDED BY SPECIAL AMENDMENT RECORDED AUGUST 4, 2008 AS DOCUMENT NUMBER 0821716049.

PARCEL 3:

A NON-EXCLUSIVE EASEMENT IN FAVOR OF PARCELS 1 AND 2, AS GRANTED IN THAT CERTAIN ORDINANCE BY THE CITY OF CHICAGO APPROVED SEPTEMBER 1, 2004 AND RECORDED JANUARY 3, 2005 AS DOCUMENT NUMBER 0506319018 AS PUBLISHED IN JOURNAL PAGES 30411 TO 30458, BOTH INCLUSIVE, FOR THE IMPROVEMENT, USE AND MAINTENANCE OF PUBLIC WAY, TO IMPROVE, MAINTAIN, REPAIR, REPLACE, USE AND OCCUPY FOR PEDESTRIAN PURPOSES, AND NOT VEHICULAR PURPOSES, CERTAIN TRACTS OF LAND AS MORE PARTICULARLY DESCRIBED THEREIN.

Commonly known as Parking Space(s) P287, (the "Purchased Unit"), 401 North Wabash Avenue, Chicago, Illinois 60611
PIN Nos. 17-10-135-032-0000 and 17-10-135-033-0000

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EXHIBIT B

PERMITTED EXCEPTIONS

- (1) General real estate taxes not due and payable at the time of closing;
- (2) The Illinois Condominium Property Act;
- (3) The Condominium Declaration, including the Plat and all other amendments and exhibits thereto;
- (4) Applicable zoning and building laws and ordinances and other ordinances of record;
- (5) Encroachments, if any, which do not materially affect the use of the Purchased Unit as a Unit Parking Space;
- (6) Leases and licenses affecting the Common Elements;
- (7) Easements, agreements, conditions, covenants, and restrictions of record, which do not materially affect the use of the Purchased Unit as a Unit Parking Space;
- (8) The Declaration of Covenants, Conditions, Restrictions and Easements for 401 North Wabash Avenue, including all amendments and exhibits thereto;
- (9) Any construction easement agreement including all amendments and exhibits thereto;
- (10) Acts done or suffered by Grantee or anyone claiming by, through or under Grantee; and
- (11) Liens and other matters of title over which Chicago Title Insurance Company is willing to insure at Grantor's expense.