

UNOFFICIAL COPY

GEORGE E. COLL
LEGAL FORMS No. 808
September, 1975

1222
E 65 24 883C
WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

ILLINOIS
RECORD
APR 22 10 15 AM '77

23 897 849

*23897849

(The Above Space For Recorder's Use Only)

THE GRANTOR James Edwards and Bonnie Edwards, his wife
of the City of Petersburg County of Wood State of Ohio
for and in consideration of Ten and no/100 (\$10.00) DOLLARS,
and other good and valuable consideration in hand paid,
CONVEY and WARRANT to Jerome S. Gagerman
(NAME AND ADDRESS OF GRANTEE)
2800 N. Lake Shore Drive, Chicago, Illinois

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

As legally described in Exhibit "A" attached hereto and made a part hereof and commonly known as Unit 2806 at the Harbor House Condominium, 3200 N. Lake Shore Drive, Chicago, Illinois;

Grantors also hereby grant to Grantee his successors and assigns, as rights and easements appurtenant to the said real estate, the rights and easements for the benefit of the property set forth in the Declaration of Condominium Ownership;

This deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration, general taxes for the year 1976 and subsequent years, all easements, agreements, covenants and restrictions of record, Condominium Property Act, and the rights of the City of Chicago with respect to that part of the underground structure which extends east of the east line of land; and Mortgage recorded June 7, 1966 as Document 19849004, supplemented by instrument recorded August 9, 1967 as Document 20223661, and assigned by Document 20223662 to Prudential Life Insurance Company and related security agreements, provided that Chicago Title Insurance Company insures by endorsement title of Grantee and his grantees and mortgagees and their successors against enforcement of this mortgage lien;

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 10th day of March 19 77

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
James Edwards (Seal) Bonnie Edwards (Seal)
10.00 (Seal)

State of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that James Edwards and Bonnie Edwards, his wife

personally known to me to be the same person s whose name s are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 19th day of April 19 77

Commission expires April 25 19 77 Daniel M. Harris
NOTARY PUBLIC

This instrument was prepared by Daniel M. Harris, 122 S. LaSalle St., Chicago, Illinois
(NAME AND ADDRESS)

Name: CHICAGO TITLE AND TRUST COMPANY

Address: 111 WEST WASHINGTON

City: CHICAGO, ILLINOIS 60602

ATTN: W. R. RUDOLPH - 0165

ADDRESS OF PROPERTY: Unit 2806, 3200 N. Lake Shore Drive

Chicago, Illinois
IF ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED NO SUBSEQUENT TAX BILLS TO

14-21-314

RECORDERS OFFICE
APR 22 1977
REVENUE
23 897 849

UNOFFICIAL COPY

EXHIBIT "A"

PARCEL 1

Unit No. 2806 as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

That part of original lots 27 and 28 in Pine Grove, a subdivision of fractional Section 21, Township 40 North, Range 14 East of the Third Principal Meridian bounded and described as follows, to wit:

Beginning at a point in the south line of Melrose Street 148 feet 6½ inches west of the intersection of the south line of Melrose Street and the west line of Sheridan Road; thence south 101 feet 6½ inches along a line parallel with the west line of lot 27 in Pine Grove aforesaid and 1,098 feet 7½ inches east of the east line of Evanston Avenue; thence east 9 feet more or less to a point 139 feet 7 inches west of and parallel to the west line of Sheridan Road; thence south on said line to a point in the north line of Belmont Avenue (being a line 33 feet north of the south line of original lot 28 in Pine Grove) 139 feet 7 inches west of the west line of Sheridan Road; thence east along the north line of Belmont Avenue 139 feet 7 inches to the west line of Sheridan Road; thence north along the west line of Sheridan Road 331 feet 1 inch to the south line of Melrose Street; thence west along the south line of Melrose Street 148 feet 6½ inches to the point of beginning in Cook County, Illinois together with the buildings and improvements located thereon, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium ownership for Harbor House Condominium Association made by LaSalle National Bank, a National Banking Association, as Trustee under Trust Agreement dated February 20, 1976, and known as Trust No. 50400 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 23481866 together with an undivided .345 per cent interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and Survey).

PARCEL 2

Easements appurtenant to Parcel 1 as created by a document dated September 17, 1951 and recorded September 26, 1951 as Document No. 15178910 and as amended by a Document recorded July 19, 1967 as Document No. 20201519.

Commonly known as Unit 2806 at the Harbor House Condominium, 3200 North Lake Shore Drive, Chicago, Illinois.

23 897 849

END OF RECORDED DOCUMENT