

23 970 343

SPECIAL WARRANTY DEED

THIS DEED, made this 1st day of June, 1977, by FIRST CHICAGO PROPERTIES, INC., a Delaware corporation, authorized to transact business in Illinois, and having its principal place of business at One First National Plaza, Chicago, Illinois 60670, hereinafter called the grantor, to:

----- HECTOR VIERA and CHRISTINE VIERA, his wife, as joint tenants and not as tenants in common hereinafter called the grantee;

(Wherever used herein, the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in Cook County, Illinois, viz:

PARCEL I:
Unit No. 112 in the building identified as No. 1255 Sterling Avenue, as delineated on the survey plat of that certain Parcel of Real Estate in the West 1/2 of the Northeast 1/4 of Section 9, Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium made by LaSalle National Bank, as Trustee under Trust Agreement dated September 25, 1972 and known as Trust Number 44634, recorded in the Office of the Recorder of Cook County, Illinois as Document Number 23,072,506, which Declaration of Condominium has been amended by Document No. 23,079,371 and amended December 5, 1975 as document No. 23,315,094 and amended February 26, 1976 as document No. 23,400,612 filed in the Office of the Recorder of Cook County, Illinois (said Declaration of Condominium, as so amended, hereinafter collectively referred to as the "Declaration"), and as delineated in any amendments to said survey plat (said Unit being referred to as Unit No. 22-112 in the table attached as Exhibit "B" to the Declaration, as amended from time to time), together with the undivided percentage interest in the Common Elements of said property appurtenant to said Unit, as set forth in the Declaration, as amended from time to time, which percentage shall automatically change in accordance with Amended Declarations, as such term is defined in the Declaration, as same are filed of record pursuant to the Declaration, and together with any additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declaration, which percentages shall automatically be deemed to be conveyed effective on the recording of any such amended Declaration.

11.00

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COOK COUNTY, ILLINOIS
092475
REVENUE
35.00
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

35.00

23 970 343

UNOFFICIAL COPY

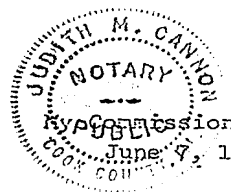
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Judith M. Cannon, a Notary Public
in and for said County, in the State aforesaid, do hereby certify
that Donald Buick, personally known to me to be
the Vice President of FIRST CHICAGO PROPERTIES,
INC., and Paul E. Fisher,
personally known to me to be the Assistant
Secretary of said corporation and personally known to me to be the
same persons whose names are subscribed to the foregoing instrument,
appeared before me this day in person and severally acknowledged
that they signed and delivered the said instrument as Vice
President and Assistant Secretary of said
corporation, and caused the corporate seal of said corporation
to be affixed thereto, pursuant to authority given by the Board
of Directors of said corporation, as their free and voluntary act
and as the free and voluntary act and deed of said corporation, for
the uses and purposes therein set forth.

11411

Given under my hand and notarial seal this 1st day of
June, 1977.

Judith M. Cannon
Notary Public



Notary Public Office

23 970 343

Box 15
Mail To:
Mr. Herbert R. Jews
11 So. La Salle St
Chicago, Ill.
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END OF RECORDED DOCUMENT