

# UNOFFICIAL COPY

63-64-327

GEORGE E. COLE  
LEGAL FORMS

COO No. 808  
FILED 1975

### WARRANTY DEED

Statutory (ILLINOIS)

(Individual to Individual)

23 104 595

\*23104595

(The Above Space For Recorder's Use Only)

17-13-320-030  
018  
014

THE GRANTOR DANIEL L. SASLOW and FAY M. SASLOW, his wife, as  
Joint Tenants,

of the City of Chicago County of Cook State of Illinois  
for and in consideration of SEVENTY THOUSAND FIVE HUNDRED & NO/100 (\$70,500) DOLLARS,  
in hand paid,

CONVEY and WARRANT to ARNOLD H. ROSENTHAL

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

SEE RIDER ATTACHED

500

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

DATED this 15th day of January 1975

PLEASE PRINT OR TYPE NAMES BELOW SIGNATURES

Daniel L. Saslow (Seal)

Fay M. Saslow (Seal)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Daniel L. Saslow and Fay M. Saslow



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 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 15th day of January 1975  
Commission expires November 1 1975

Earl L. Simon NOTARY PUBLIC

Per K. Hanson  
The Firm of Fred B. Hanson  
MAIL TO: 1000 Skokie Boulevard  
Wilmette, Illinois 60091

ADDRESS OF PROPERTY: 16 RAUNCE  
Unit 7803 - 175 E. Delaware

Chicago, Illinois  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO  
Arnold H. Rosenthal  
Unit 7803 - 175 E. Delaware  
Chicago, Illinois

STATE OF ILLINOIS  
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
TRIDERS' MEMBERSHIP NUMBER 1000000  
23 104 595

DOCUMENT NUMBER

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## Warranty Deed INDIVIDUAL TO INDIVIDUAL

Daniel L. Saslow and  
Fay M. Saslow

TO

Arnold H. Rosenthal

This Instrument Prepared By

Paul L. Simon  
WOLFE, KLEIN AND GARDNER  
221 N. LA SALLE STREET  
CHICAGO, ILL. 60601

GEORGE E. COLE  
LEGAL FORMS

RIDER ATTACHED TO AND MADE PART OF  
WARRANTY DEED DATED JANUARY 15, 1975  
FROM DANIEL L. SASLOW AND FAY M.  
SASLOW, HIS WIFE, AS JOINT TENANTS  
TO ARNOLD H. ROSENTHAL.

Unit No. 7003 of the 175 East Delaware Place Condominium as delineated on Survey of the following described parcels of real estate (hereinafter referred to collectively as "Parcel"):

Parts of the land, property and space below, at and above the surface of the earth, located within the boundaries projected vertically upward and downward from the surface of the earth, of a parcel of land comprised of Lot 17 (except the East 15 feet thereof) and all of Lots 18 to 28 inclusive, in Lake Shore Drive Addition to Chicago, a Subdivision of part of Blocks 14 and 20 in Canal Trustees' Subdivision of the South fractional 1/4 of fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian; also Lots 1 to 4 inclusive, in County Clerk's Division of the West 300 feet of that part of Lots 16, 17, 18 and 19 of Block 14 lying East of the Lincoln Park Boulevard in the Canal Trustees' Subdivision of the South fractional 1/4 of fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, conveyed by Deed dated July 27, 1973 and recorded in the office of the Recorder of Deeds of Cook County, Illinois, on July 30, 1973, as Document No. 22418957, from John Hancock Mutual Life Insurance Company, a corporation of Massachusetts, to LaSalle National Bank, National Banking Association, not individually, but as Trustee under Trust Agreement dated February 15, 1973 and known as Trust Number 45450; which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership, Easements, Restrictions, Covenants and By-Laws for 175 East Delaware Place, Chicago, Illinois, made by LaSalle National Bank, National Banking Association, as Trustee under Trust Agreement dated February 15, 1973 and known as Trust Number 45450 and recorded on August 10, 1973 in the office of the Recorder of Deeds of Cook County, Illinois, as Document No. 22434263; together with an undivided .18092 per cent interest in the parcel (excepting from the parcel all the property and space comprising all units as defined and set forth in the Declaration and Survey) all in Cook County, Illinois, subject to the following:

- A. Covenants, conditions and restrictions of record, terms, provisions, covenants of the Declaration of Condominium and all amendments thereto, if any; and
- B. Private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; and
- C. Encroachments, if any; and
- D. Party wall rights and agreements, if any; and
- E. Limitations and conditions imposed by the Condominium Property Act for the State of Illinois;
- F. General taxes unpaid for 1974 and subsequent years including taxes which may accrue by reason of new or additional improvements during 1975; and
- G. Installments due after the date of closing of assessments established pursuant to the Declaration of Condominium; and
- H. Mortgage dated August 10, 1973 to Home Federal Savings & Loan Association of Chicago, recorded as Document No. 22 440 173, to secure the payment of a certain indebtedness from the Grantor to the Mortgagee evidenced by a Note made by Grantee in favor of the Mortgagee dated August 10, 1973, in the principal sum of \$49,700.00. The indebtedness remaining unpaid pursuant to the said note as of May 1, 1975, is \$48,815.74.

23 104 595

END OF RECORDED DOCUMENT