

UNOFFICIAL COPY

TO
SOCIETY OF THE UNITED STATES
THE EQUITABLE LIFE ASSURANCE
Corporation to Individual
WARRANTY DEED

106-70-02

RIDER TO DEED
FOR
THE PARK OF RIVER OAKS CONDOMINIUM NO. 1 B

PH 39

Unit (739) as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"): Lot 3 and that part of Lot 2 in River Oaks West Unit 1, being a Subdivision of part of the Northwest Quarter of Section 24 and that part of Lot 1 lying North of the Little Calumet River in the Subdivision of the Southwest Quarter of Section 24, Township 36 North, Range 14; East of the Third Principal Meridian lying above a horizontal plane drawn at an elevation of 609.13 (U.S.G.S. Datum reference to a bench mark being the brass plug at centerline of intersection of 159th Street and Paxton Avenue - Elevation = 601.02) bounded and described as follows: Commencing in the Southwest corner of said Lot 2, thence North Eighteen degrees Fifteen minutes Eight seconds West Twenty-nine feet along the West line of said Lot 2; thence North Seventy-one degrees Forty-four minutes Fifty-two seconds East Thirty-four and Thirty-seven One-hundredths feet; thence South Eighteen degrees Fifteen minutes Eight seconds East Twenty-nine feet to the South line of said Lot 2; thence South Seventy-one degrees Forty-four minutes Fifty-two seconds West Thirty-four and Thirty-seven One-hundredths feet; to the place of beginning, all in Cook County, Illinois, which survey is attached as Exhibit A to Declaration of Condominium Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust No. 21073, recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 2167542 as amended, together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration.

Grantor, American National Bank and Trust Company of Chicago, also hereby grants to the Grantees, as in Deed dated September 12, 1973 and recorded as Document No. 22541086, their successors and assigns, all rights and easements appurtenant to the premises hereby conveyed, the rights and easements set forth in the aforementioned Declaration of Condominium Ownership, as amended, in the Declarations recorded as Document Nos. 21712318 and 21712320 and as shown on the Plat recorded as Document No. 2176193; Grantor, American National Bank and Trust Company of Chicago, reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declarations, and this conveyance is subject to the said easements and the rights of the Grantor, American National Bank and Trust Company of Chicago, to grant said easements in the conveyance and mortgages of said remaining parcels or any of them and the parties hereto for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in said Declarations as covenants running with the land.

This conveyance is also Subject to the Following: all rights, easements, restrictions, conditions, covenants and reservations contained in said Declarations, the same as though the provisions thereof were recited and stipulated at length therein; all other easements, covenants, conditions and restrictions and reservations of record; building lines and building and zoning laws and ordinances; and the Condominium Property Act of the State of Illinois.

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END OF RECORDED DOCUMENT