

23 386 232

SPECIAL WARRANTY DEED

THE GRANTOR, Berkshire Life Insurance Company, a corporation created and existing under and by virtue of the laws of the State of Massachusetts, for the consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration receipt whereof is hereby acknowledged, and pursuant to authority given by the Board of Directors of said corporation, GRANTS AND CONVEYS unto Blanche K. Krian, a spinster, 33 North La Salle, Chicago, Illinois, all of Grantor's right, title and interest in and to the following described Real Estate situated in the County of Cook and State of Illinois, to-wit:

Lots 3 and 4 and the Northerly 20 feet of Lot 5 in Sherman's Resubdivision of Lots 5 and 6 in Lyman's Subdivision of that part West of the Illinois Central Railroad of the South East fractional quarter of Section 2, Township 38 North, Range 14 East of the Third Principal Meridian in Cook County Illinois.

together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, 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, with the hereditaments and appurtenances, but, nevertheless, subject to:

1. ~~Covenants, conditions and restrictions of record;~~
2. Private, public and utility easements and roads and highways, if any;
3. Party wall rights and agreements, if any;
4. Special taxes or assessments for improvements not yet completed;
5. Installments not due at the date hereof of any special tax or assessment for improvements heretofore completed;
6. General taxes for the year 1975 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1976.

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STATE OF ILLINOIS
 DEPARTMENT OF REVENUE
 TAX COLLECTOR
 205 001

REGISTERED
 APR 11 1976
 23 386 232

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THIS INSTRUMENT PREPARED BY:
 WILLIAM S. McDOWELL, Jr.
 SCHEFF HARDIN & WAITE
 7200 Sears Tower
 233 South Wacker Drive
 CHICAGO, ILLINOIS 60606

BOX 533

Property of Cook County Clerk's Office

And the said Berkshire Life Insurance Company for itself and its successors, does covenant, promise and agree, that it has not done or suffered to be done, anything whereby the real estate hereinabove described is, or may be, in any manner encumbered or charged, except as herein recited; and that the said real estate against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Secretary, this 20 day of January, 1976.

Berkshire Life Insurance Company

By: Prescott F. Hill
Prescott F. Hill, Vice President

(SEAL)

ATTEST:

Richard L. Whitehead
Richard L. Whitehead, Secretary

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, do HEREBY CERTIFY, that Prescott F. Hill personally known to me to be the Vice President of Berkshire Life Insurance Company, a Massachusetts corporation, and Richard L. Whitehead personally known to me to be the 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 as such Vice President and Secretary, they signed and delivered the said instrument as Vice President and 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.

23 385 232

UNOFFICIAL COPY

Given under my hand and official seal, this 26 day of
January 1976.

Commission expires April 19, 1979.

Dorothy V. DiMashe
Notary Public
Dorothy V. DiMashe



23 386 232

William R. Olson

COOK COUNTY
FILED

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END OF RECORDED DOCUMENT