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GEORGE E. COLET

NC. 804 September, 1975

WARRANTY DEED

Statutory (ILLINOIS) FILE OF HEBORD

24 732 071

Bedry R. William PECORDER OF DEEDS

Hov 22 9 on AN '78

- 24732071

	(The Above Space For Recorder's Use Only)	
7,7	THE GRANTOR, FIRST CONDOMINIUM DEVELOPMENT CO.,	ar e ar .
K7716H	a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois , for and in consideration the sum of TEN AND 00/100 (\$10.00)	on of ARS.
w	(NAME AND ADDRESS OF GRANTEE)	ion — §
(4) \(\frac{7}{2}\)	Chicago, Illinois 60615	
77	the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: note in Tenancy in Common but in Joint Tenancy	
lan!	SEE EXHIBIT A ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF	
ώ ; ς :	THE TENANT, IF ANY, OF THIS UNIT, HAS EITHER WAIVED OR HAS FAILE TO EXERCISE HIS RIGHT OF FIRST REFUSAL TO PURCHASE THIS UNIT OR NO SUCH RIGHT OF FIRST REFUSAL PURSUANT TO CHAPTER 100.2 OF THE MUNICIPAL CODE OF CLICAGO AND THE ILLINOIS CONDOMINIUM PROPERTY	HAD E
0,40 1,43	Z O	င်တို့ဖြင့် *** a Ξ, ၂, -
5 7 7 6 7 6 7 6 7 6 7 6 7 6 7 6 7 6 7 6	1. Company of the com	INVER A
5 C		
Ť Ť	In Witness Whereof, said Grantor has caused it, corporate seal to be hereto affixed, and has caused its n to be signed to these presents by its	****
7	FÜRST CONDOMINIUM DEVELOPMENT CO.	() 整 () ()
;	WINDRESS SY WILL COSPORATION	
Steam Herr	PRESIDENCE SEAL ATEST LANGUETTE SECRETARY SECR	
•	State of Illinois, County of Cook ss. I, the undersign d. Notary Public, in and for County and State aforesaid, DO HEREBY CERTIFY, that Harold Louis Miller	the OO
	personally known to me to be the President of the FIRSL COLPOMINIUM DEVE. OPMENT CO., an Illinois	<u>L- attimitio</u>
	corporation and Jeannette Sachs of sone we know to me to	o he
	the Assistant Secretary of said corporation, and passonally known me to be the same persons whose names are subscribed to the Sac oing ins	stru-
fa	ment, appeared before me this day in person and severally acknowled red that such President and Assistant Secretar, in y significant and Secretar	
-	HERE and delivered the said instrument as President and AS 11 Ect	<u>it</u>
	Secretary of said corporation, and caused the corporate seal of said corporate to be affixed thereto, pursuant to authority, given by the Board of Director	ion S
	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 for	
	Given under my hand and official seal, this day of day of 19	78
	Commission expires 2 197 July Volume 13, 197 July Public	
	This instrument was prepared by Herbert A. Kessel, Esq., Rudnick & Wolfe,	
	30 N. LaSalle Street, Chicago, Illinois (NAME AND ADDRESS) 60602	24
	ADDRESS OF PROPERTY: 1401 East 55th Street	TIMI 7
	STREET PRICES	- in 32
	MAIL TO: 1401 8 55 th Street # 403-h Chicago, Illinois 6061 THE BOYLE ADDRESS IS FOR STATISTICAL PLANT ONLY AND IS NOT A PART OF THIS DEED.	4 732 071
	Chicago Illinois 60615 SEND SUBSEQUENT TAX BILLS TO:	H-R

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Unit No. 403-N in University Park Condominium as delineated on the Survey of Lots 9, 10, 13, 17, 18, 19 and part of Lot 12 in Chicago Land Clearance Commission No. 1; also part of Lot 22 in Block 57 and part of Lot 22 and of Lot 3 in Block 58 in Hyde Park Subdivision, all in the South East Quarter of Section 11 and the North East Quarter of Section 14, Township 38 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois; which Survey is attached as Exhibit "A" to Declaration of Condominium recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 24684928, together with its undivided percentage interest in the Common Elements.

Cantor also hereby grants to Grantee, his, her or their successors and assigns, an Exclusive Parking Use for parking purposes in that Limited Common Element delineated as Indoor Tarking Space No. $\frac{26~AE}{}$ as defined and set forth in Sald Declaration and Survey.

Grantor also hereby grants to Grantee, his, her or their successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of side property set forth in the aforementioned Declaration and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining real estate described therein.

This Deed is subject to general real estate taxes for 1978 and subsequent years: limitations and conditions imposed by Condominium Property Act of Illinois; easements, covenants, restrictions and building linis of record; applicable zoning and building laws or ordinance. It ordinances of record; terms, provisions, covenants and conditions contained in, and rights and easements established by Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for University Park Condominium Association; existing lease, if any, of the Purchased init; laundry room lease dated July 21, 1976 with Alco Coin Mater Co.; rights of public or quasi-public utilities, if for, in vacated streets and alleys; and encroachment of concrete wall of about 3/8 inches of premises adjoining South over a portion of Lot 22 as disclosed by survey dated September 18, 1978 prepared by Jens K. Doe Survey Service, Inc., No. 78-1036.

END OF RECORDED DOCUMENTS