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SPECIAL WARRANTY DEED

25504952

THOMAS M. HARDING and VIRGINIA M. HARDING, his wife, 1830 North Hudson, Chicago, Illinois, Grantors, in consideration of TEN DOLLARS (\$10.00) and other consideration, grant and convey to HOWARD A. ROBINSON and DEBRA A. ROBINSON, his wife, 1846 North Hudson, Chicago, Illinois, not in Tenancy in Common, but in Joint Tenancy, Grantees, the real estate located in the City of Chicago, County of Cook, Illinois, described as follows.

Unit C, as delineated on Survey of the following described parcel of real estate (hereinafter referred to as "Development Parcel:"): Lot 63 and 64 in Hambleton's Subdivision of Block 43 in Canal Trustee's Subdivision in Section 33, Township 40 North, Range 14, East of the Third Principal Meridian, all in Cook County, Illinois; which Survey is attached as Exhibit A to and a part of the Declaration of Condominium Ownership made by Main Bank of Chicago, as Trustee under Trust Agreement dated March 20, 1974 and known as Trust No. 74-1104, recorded in the Office of the Recorder of Deeds of Cook County, Illinois on October 19, 1975 as Document No. 23,678,236, together with an undivided 15.60% interest in said Development Parcel (excepting from said Development Parcel all the property and space comprising all the units defined and set forth in said Declarations and Survey).

11<sup>00</sup>

SUBJECT TO:

- a) Real Estate Taxes for the Second Installment of real estate taxes for 1979 and all years thereafter;
- b) Easements, covenants, conditions and restrictions contained in the Declaration of restrictions recorded September 6, 1974 as Document No. 22,839,502 as amended by Covenant recorded November 19, 1975 as Document 23,298,915.
- c) Provisions, conditions, restrictions, options and easements as created by the Declaration of Condominium, recorded October 19, 1976 as Document 23,678,236.
- d) Provisions, conditions and limitations as created by the Condominium Property Act.

The Grantors warrant to Grantees and their successors in title that they have not created or permitted to be created any lien, charge or encumbrance against said real estate which is not shown among the title exceptions listed above; and Grantors covenant that they will defend said premises to the extent of the warranties made herein

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against the lawful claims of all persons. Grantors hereby release and waive all rights under any by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in Tenancy in Common, but in joint tenancy forever.

*VMH  
TNA  
GMC*

IN WITNESS WHEREOF, Grantors have executed this Special Warranty Deed this 25<sup>th</sup> day of June 1980.

*Virginia M. Harding*  
VIRGINIA M. HARDING

*Thomas N. Harding*  
THOMAS N. HARDING

*Sidney K. Olson*  
RECORDER OF DEEDS

STATE OF ILLINOIS )  
                                  )SS  
COUNTY OF COOK    )

COOK COUNTY, ILLINOIS  
FILED FOR RECORD  
1980 JUL -3 PM 1:27

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I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that VIRGINIA M. HARDING and THOMAS N. HARDING, personally known to me to be the persons whose names were 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.

Given under my hand and notarial seal this 1st day of July 1980.

*Gayle A. Cross*  
Notary Public

My Commission Expires: My Commission Expires Jan. 4, 1982

Mail to:  
THIS INSTRUMENT PREPARED BY:  
Virginia M. Harding  
300 West Washington Street  
Suite 1500  
Chicago, Illinois 60606

Box 15

ADDRESS OF PROPERTY:  
1830 North Hudson  
Unit C  
Chicago, Illinois 60614

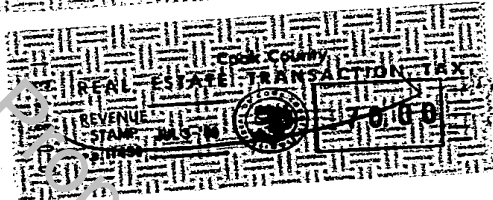
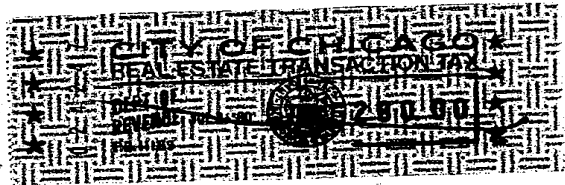
SEND SUBSEQUENT TAX BILLS TO:  
Howard Robinson  
1830 North Hudson  
Unit C  
Chicago, Illinois 60614



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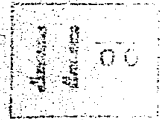
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EXECUTIVE WARRANT DEED