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GEORGE E. COLE* No. 808
LEGAL FORMS September, 1975

369926

WARRANTY DEED

State of (ILLINOIS)

(Individual to Individual)

25099780

(The Above Space For Recorder's Use Only)

THE GRANTOR Robert J. Melin, a single man and never married,
2100 N. Freedom
of the City Chicago County of Cook State of Illinois
for and in consideration of Ten (\$10.00) DOLLARS,
in hand paid,

CONVEY S and WARRANT S to W N Partnership, an Illinois General
Partnership. (NAME AND ADDRESS OF GRANTEE)
1531 N. Wells St. Chicago, IL 60614

the following described Real Estate situated in the County of Cook in the
State of Illinois, to wit: PARCEL 1: UNIT NUMBER 904, IN
THE AMERICANA TOWERS CONDOMINIUM, AS SELINEATED ON A SURVEY OF THE
FOLLOWING DESCRIBED REAL ESTATE, (HEREINAFTER REFERRED TO AS PARCEL)
SUB-LOT 14 IN THE SUBDIVISION OF LOTS 14 TO 14, AND THE SOUTH 63
FEET OF LOT 13, IN GALE'S NORTH ADDITION TO CHICAGO, IN SECTION 33,
TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN
ALSO

LOTS AND PARTS OF LOTS IN THE SUBDIVISION OF LOT 20, IN GALE'S NORTH
ADDITION TO CHICAGO, AFORESAID, IN COOK COUNTY, ILLINOIS
ALSO

LOTS AND PARTS OF LOTS, IN THE SUBDIVISION OF LOT 21, IN GALE'S
NORTH ADDITION TO CHICAGO, AFORESAID, WHICH SURVEY IS ATTACHED AS
EXHIBIT "A", TO THE DECLARATION OF CONDOMINIUM, MADE BY THE LA SALLE
NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER
TRUST AGREEMENT DATED, JULY 10, 1970, KNOWN AS TRUST NUMBER 41015,
RECORDED AS DOCUMENT NUMBER 24267612, AND FILED AS DOCUMENT NUMBER
LR 2991060, TOGETHER WITH AN UNDIVIDED .1609 PERCENT IN THE SAID
PARCEL, (EXCEPT FROM THE SAID PARCEL, ALL THE PROPERTY AND SPACE
COMPRISING ALL THE UNITS THEREOF, AS DEFINED AND SET FORTH IN THE
SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS

PARCEL 2:
EASEMENTS CREATED BY THE GRANT, DATED OCTOBER 26, 1926, AND FILED

OCTOBER 29, 1926, AS DOCUMENT NUMBER LR 326084, FOR THE PURPOSES OF
INGRESS AND EGRESS OVER THE SOUTH 8 FEET OF LOT 4, (EXCEPT THAT PART
TAKEN FOR NORTH FRANKLIN STREET), IN THE SUBDIVISION OF LOT 21, IN
GALE'S NORTH ADDITION TO CHICAGO, IN SECTION 33, TOWNSHIP 40 NORTH,
RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARTY OF THE FIRST PART ALSO HEREBY GRANTS TO THE PARTIES OF THE SECOND
PART, THEIR SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO
THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT
AND APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE SET FORTH IN THE AFORE-
MENTIONED DECLARATION, AND PARTY OF THE FIRST PART RESERVES TO ITSELF, ITS
SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARA-
TION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED HEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS,
COVENANTS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH
THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH
HEREIN: TOGETHER WITH THE TENEMENTS AND APPURTENANCES THEREUNTO BELONGING.

Deliver
RETURN TO
Transfer Desk

6719225

RECORDERS REVENUE STAMPS HERE

Transfer Tax Stamps Attached to Dec. # 3111523

Office

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(A) TERMS, PROVISIONS, COVENANTS, CONDITIONS AND OPTIONS CONTAINED IN AND RIGHTS AND EASEMENTS ESTABLISHED BY THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED DECEMBER 30, 1977

TERMS, PROVISIONS AND CONDITIONS RELATING TO THE EASEMENT DESCRIBED AS PARCEL 2 CONTAINED IN THE INSTRUMENT CREATING SUCH EASEMENT.

RIGHTS OF THE ADJOINING OWNER OR OWNERS TO THE CONCURRENT USE OF THE EASEMENT DESCRIBED AS PARCEL 2.

TERMS, PROVISIONS, LIMITATIONS AND CONDITIONS CONTAINED IN THE URBAN RENEWAL PLAN RECORDED APRIL 12, 1967 AS DOCUMENT 20107662, AS REVISED TO INCLUDE AMENDMENT NO. 1 DATED AUGUST, 1968 AND RECORDED DECEMBER 6, 1968 AS DOCUMENT 20696306.

STREETS, ALLEYS AND EASEMENTS, IF ANY, FOR ALLEYS OVER THAT PART OF SUB-LOTS 2 AND 3 IN THE SUBDIVISION OF LOT 20 AFORESAID, LYING WEST OF THE EAST 92 FEET THEREOF (AFFECTS COMMON ELEMENTS).

EASEMENT FOR AN ALLEY OVER THE WEST 8 1-2 FEET OF THE EAST 105 1-2 FEET OF SUB-LOT 2 IN THE SUBDIVISION OF LOT 20 AFORESAID (AFFECTS COMMON ELEMENTS).

EASEMENT CREATED BY WARRANTY DEED CONVEYING SUB-LOT 3 LYING EAST OF THE EAST

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LINE OF FRANKLIN STREET (EXCEPT THE EAST 123.05 FEET) IN THE SUBDIVISION OF LOT 20 AFORESAID, FROM JOHN BENZINGER AND HIS WIFE TO EDWARD G. BERGLUND, DATED SEPTEMBER 10, 1926, AND RECORDED SEPTEMBER 14, 1926 AS DOCUMENT 9401000 WHEREIN SAID JOHN BENZINGER AND HIS WIFE GRANTED AN UNLIMITED RIGHT OR EASEMENT FOR ALL PURPOSES OF INGRESS AND EGRESS OVER THE EAST 7 1-2 FEET OF THE WEST 123.05 FEET OF SUB-LOT 3 IN THE SUBDIVISION OF LOT 20 AFORESAID, AND RESERVED UNTO THEMSELVES AN EASEMENT FOR ALL PURPOSES OF INGRESS AND EGRESS OVER THE WEST 7 1-2 FEET OF SUB-LOT 3 (EXCEPT THE WEST 123.05 FEET) IN THE SUBDIVISION OF LOT 20 AFORESAID (AFFECTS COMMON ELEMENTS)

ENCROACHMENT OF CONCRETE PAD LOCATED ALONG THE NORTHERLY LINE OF THE LAND AND WEST OF AND ADJOINING THE 32 STORY BRICK BUILDING ON THE LAND OVER AND UPON THE ALLEY WEST OF AND ADJOINING A DISTANCE OF 0.13 FEET, AS DISCLOSED BY EMMET KENNEDY AND COMPANY PLAT OF SURVEY DATED MARCH 15, 1974, ORDER NO. 7402-004.

ENCROACHMENT OF THE NORTHWESTERLY CORNER OF THE 3 STORY CONCRETE AND BRICK BUILDING LOCATED ON THE LAND OVER AND UPON THE ALLEY NORTH OF AND ADJOINING THE LAND 0.13 FEET, AS DISCLOSED BY EMMET KENNEDY AND COMPANY PLAT OF

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SURVEY AFORESAID.

ENCROACHMENT OF THE 2 STORY CONCRETE AND CONCRETE BLOCK GARAGE LOCATED ON THE LAND OVER AND UPON THE ADJOINING LAND, AS DISCLOSED BY EMMET KENNEDY AND COMPANY PLAT OF SURVEY AFORESAID, AS FOLLOWS:

- (A) OVER AND UPON THE ALLEY NORTH AND ADJOINING A DISTANCE OF 0.02 FEET,
- (B) OVER AND UPON THE ALLEY WEST AND ADJOINING A DISTANCE OF 0.33 FEET

ENCROACHMENT OF BRICK AND FRAME SHED LOCATED ON THE LAND WEST AND ADJOINING OVER THE WEST LINE OF THE LAND A DISTANCE OF 0.76 FEET, AS DISCLOSED BY EMMET KENNEDY AND COMPANY PLAT OF SURVEY AFORESAID

25898780

PROCEEDINGS PENDING IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS CASE NUMBER 78CH2731 ON A COMPLAINT FILED JUNE 6, 1978 BY OTIS ELEVATOR COMPANY, A CORPORATION OF NEW JERSEY AGAINST WELLS NORTH CORPORATION, DOING BUSINESS AS AMERICANA TOWERS APARTMENTS, A CORPORATION OF ILLINOIS, LESTER STEIN, SEYMOUR STEIN AND LA SALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST NUMBER 41015 FOR JUDGMENT IN THE AMOUNT OF \$20,521.80 AND TO FORECLOSE MERCHANT'S LIEN DOCUMENT 23676317

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

DATED this 17th day of July 1979

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

(Seal) Robert J. Melin (Seal)
Robert J. Melin

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 Robert J. Melin

ex. Dachtler whose name is personally known to me to be the same person subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 17th day of July 1979

Commission expires April 1980 Harry S. Weber NOTARY PUBLIC

This instrument was prepared by Harry S. Weber 188 W. Randolph St. Chicago (NAME AND ADDRESS)

MAIL TO: { Mark G. Henning, Esq. (Name)
One First National Plaza (Address)
Chicago, IL 60603 (City, State and Zip) }

OR RECORDER'S OFFICE BOX NO. 244

ADDRESS OF PROPERTY:

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:

(Name)
(Address)

AFFIX "RI"

DOCUMENT NUMBER

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REGISTRAR OF DEEDS

RECORDED
LORD

7-19-22s

Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE
LEGAL FORMS

DO NOT DELIVER
TO REGISTER
Transfer Desk

END OF RECORDED DOCUMENT