

PP77 # 144585 LMC 10/1

25231964

This Indenture, Made this 11th day of October A. D. 1979

between LA SALLE NATIONAL BANK, a national banking association, Chicago, Illinois, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 20th day of June 19 78, and known as Trust Number 54453, party of the first part, and BYRON KIRKWOOD AND ODYSSEY KIRKWOOD, HIS WIFE, parties of the second part. (Address of Grantor(s) 1400 No. Lake Shore Drive, Chicago, IL

WITNESSETH, that said party of the first part, in consideration of the sum of TEN Dollars (\$10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to wit:

See Rider Attached hereto

13.00

COOK COUNTY ILL. 1290662 STATE OF ILLINOIS REAL ESTATE TRANSFER TAX NOV-779 DEPT. OF REVENUE 38.25

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX DEPT. OF REVENUE NOV 779 105.00

together with the tenements and appurtenances thereunto belonging. Permanent Real Estate Index No.

TO HAVE AND TO HOLD the same unto said parties of the second part not in tenancy in common, but in joint tenancy, and to the proper use, benefit and behoof of said parties of the second part forever.

See Rider Attached Hereto

This Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said Deed or Deeds in Trust delivered to said Trustee in pursuance of the trust agreement above mentioned. This Deed is made subject to the lien of every Trust Deed or Mortgage (if any there be) of record in said county affecting said real estate or any part thereof given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Assistant Vice President and attested by its Assistant Secretary, the day and year first above written.

ATTEST: LA SALLE NATIONAL BANK Assistant Secretary

LaSalle National Bank as Trustee as aforesaid. Assistant Vice President

This instrument was prepared by: Laurie Schramer La Salle National Bank Real Estate Trust Department 135 S. La Salle Street Chicago, Illinois 60690

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Handwritten initials

\$ 38.25 PAID C.O.L. DEPT. STAMP

STATE OF ILLINOIS
COUNTY OF COOK

ss:

I, Vicki Kerrigan a Notary Public in and for said County,
in the State aforesaid, DO HEREBY CERTIFY that JOSEPH W. LANG

Assistant Vice President of LA SALLE NATIONAL BANK, and L. A. Mueller
Assistant Secretary thereof, personally known to me to be the same persons whose names are
subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary
respectively, appeared before me this day in person and acknowledged that they signed and delivered
said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for
the uses and purposes therein set forth; and said Assistant Secretary did also then and there acknowledge
that he as custodian of the corporate seal of said Bank did affix said corporate seal of said Bank to said
instrument as his own free and voluntary act, and as the free and voluntary act of said Bank for the
uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 18th day of October, A. D. 1979.

Vicki Kerrigan
NOTARY PUBLIC

My Commission Expires June 20, 1982



COOK COUNTY, ILLINOIS
FILED FOR RECORD

1979 NOV -8 PM 12:11

Sidney K. Olson
RECORDER OF DEEDS

25231964

Box No. 12

TRUSTEE'S DEED
(IN JOINT TENANCY)

ADDRESS OF PROPERTY

LaSalle National Bank

TRUSTEE
TO

*Mail to
Bryan Kirkwood
1660 N. LaSalle
Chicago, 60611*

LaSalle National Bank

135 South La Salle Street
CHICAGO, ILLINOIS 60690

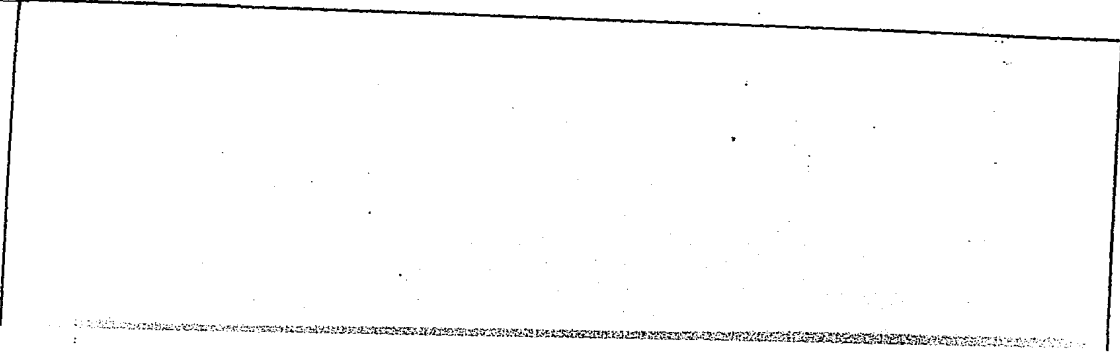
SUBJECT TO: covenants, conditions and restrictions of record, terms, provisions, covenants, and conditions, of the Declaration of Condominium and all amendments thereto; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto, and roads and highways; encroachments; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; installments not due at the date hereof or any special tax or assessment for improvements heretofore completed; mortgage or trust deed specified below, if any; general taxes for the year 1979.

ALSO:

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1. Terms, conditions, provisions and limitations contained in the Urban Renewal Plan for Lincoln Park Project, as amended, recorded December 6, 1968, as Document No. 20696306 and April 12, 1967 as Document No. 20107662.
2. Possible rights of owners and occupants of the land South and adjoining Lot 9 in Parcel 3 to use the gate on the Property line and the East 50.04 feet of the South 4.5 feet of said Lot 9 for ingress and egress from LaSalle Street to the rear of the building located on such adjoining land.
3. Agreement that half of all improvements on, and taxes and assessments levied against, the eleven foot private alley West of and adjoining the Property are to be paid by the owners of the Property as contained in mortgage deeds recorded July 7, 1888 as Document Nos. 978440 and 978441 (this is a common expense).
4. Encroachment at the South West corner of the building located on the Southerly portion of the Property onto land West and adjoining by 0.03 feet and onto land South and adjoining by .05 feet.
5. Encroachment of a concrete wall located on land South and adjoining the Property onto the Property (over the Eastermost Southerly line thereof) by 0.27 feet.
6. Unrecorded lease, dated January 27, 1976, as amended with Burgundy Inn, Inc., an Illinois corporation, for a portion of ground floor and north terrace area of the lobby floor equipped as a restaurant and cocktail lounge in the high-rise building located on the Property, for a term expiring April 30, 1982 (the tenant has an option to renew the term of the lease for a three year period, expiring April 30, 1985) (affects a common element only).
7. Unrecorded lease dated September 28, 1976, with Burgundy Inn, Inc., for a vacant portion of the Property as 157 East Eugenie Street, for a term expiring April 30, 1982 (the tenant has an option to renew the term of the lease for a three year period, expiring April 30, 1985 (affects a common element only).
8. Unrecorded lease, dated July 30, 1973, with the Needlepoint Works, an Illinois corporation, for a portion of the ground floor of the high-rise building located on the Property for a term expiring September 30, 1978 (the tenant has an option for two (2) renewal

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Unit No. 3909 as delineated upon Survey of:

Parcel 1

Lot 2, the South 50 1/2 feet of Lot 3, the East 74 feet of Lot 3 (except the South 50 1/2 feet thereof) and the East 74 feet of Lots 4 and 5 (except that part of Lot 5 falling in Eugenie Street) all in Gale's North Addition to Chicago, a subdivision of the South West Quarter of the South East quarter of Section 33, Township 40 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois; also:

Parcel 2

Lot 1 and 2 and that part of Lot 3 falling within the North 111.62 feet of Original Lot 1 in Wood and Other's Subdivision of said Original Lot 1 in Gale's North Addition to Chicago aforesaid; also:

Parcel 3

Lots 1 to 9 both inclusive (except that part lying between the West line of North LaSalle Street and a line drawn through the South West corner of Eugenie Street and North LaSalle Street and through a point on the South line of Lot 10, 14 feet West of the West line of North LaSalle Street) all in Block "B" in the County Clerk's Division of portions of unsubdivided land lying between the East line of Gale's North Addition to Chicago aforesaid and the West line of North Clark Street all in Section 33, Township 40 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois; which Survey is attached as Exhibit "A" to Declaration of Condominium Ownership made by Amalgamated Trust & Savings Bank, as Trustee, under Trust Agreement dated March 31, 1978 and known as Trust No. 1660 recorded with the Recorder of Deeds, Cook County, Illinois, as Document No. 24558733, together with an undivided .2225 % interest in the property described in said Declaration of Condominium Ownership aforesaid (excepting the units as defined and set forth in said Declaration of Condominium and Survey).

terms of the lease; one for a two year period, expiring September 30, 1980, the second for a three year period, expiring September 30, 1983) (affects a common element only).

9. Rights of Video Entertainment, Inc. and Kayle/Patio, Inc., an Illinois corporation, under agreements to install, maintain and service a master television antenna system.
10. Chapter 100.2 of the Municipal Code of Chicago.

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