

# UNOFFICIAL COPY

LEGAL FORMS September, 1975

## WARRANTY DEED

Statutory (Illinois)

(Corporation to Individual)

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

REC FEB -6 AM 11:06

*Sidney N. Olson*  
RECORDER OF DEEDS

25351467

(The Above Space For Recorder's Use Only)

BOOK NO. 316  
PAGE 170

### THE GRANOR 5858 SHORE MANOR CORPORATION

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 of  
the sum of Ten (10.00) DOLLARS,  
and other good and valuable considerations

in hand paid, and pursuant to authority given by the Board of Directors of said corporation  
CONVEYS and WARRANTS to Lawrence M. Rubin and Arlene Rubin, his wife, as joint  
(NAME AND ADDRESS OF GRANTEE) tenants

5744 Dempster, Morton Grove, IL 60053

the following described Real Estate situated in the County of Cook  
in the State of Illinois to wit:

As legally described in Exhibit "A" attached hereto and made a part hereof.

The Tenant, if any, of this unit, has either waived or has failed to exercise his right of first refusal to purchase this unit or has no such right of first refusal, pursuant to Chapter 100.2 of the Municipal Code of Chicago and the provisions of the Illinois Condominium Property Act.

10.00

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed Patricia M. Alder Secretary, this 1st day of Dec, 1979.



5858 SHORE MANOR CORPORATION

BY Joseph J. Nimrod, Jr. PRESIDENT  
ATTEST: Patricia M. Alder SECRETARY

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Joseph J. Nimrod, Jr. personally known to me to be the President of the 5858 SHORE MANOR



corporation, and Patricia M. Alder 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 President and Secretary, they signed and delivered the said instrument as 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.

Given under my hand and official seal, this 14th day of December, 1979.

Commission expires Feb. 27 1982 Ernest M. Quinlan  
NOTARY PUBLIC

This instrument was prepared by Tully, Roddy, Weinstein & Boyle,  
77 W. Washington, Room 519, Chicago, IL 60602

MAIL TO { SIGEL AND ALBIN  
INVESTMENT  
177 W. WASHINGTON ST.  
ADDRESS  
CHICAGO ILL 60602  
CITY, State and Zip

ADDRESS OF PROPERTY,  
Unit#908, 5858 Sheridan Road  
Chicago, IL 60660

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO

CANCELLED  
STATE OF ILLINOIS  
DEPT. OF REVENUE  
17.75  
17.75  
CITY OF CHICAGO  
DEPT. OF REVENUE  
40.00  
DOCUMENT NUMBER 25 351 467

1405402  
6763309  
Lutson 11/8 1409560

# UNOFFICIAL COPY

25 298 792

Unit 908 in the 5858 Shore Manor Condominium as delineated on a survey of the following described real estate:  
The South 35.90 feet of Lot 7 and all of Lot 8 in Block 18 of Cochran's Second Addition to Edgewater in the Southeast quarter of Section 5, Township 40 North, Range 14 East, of the Third Principal Meridian in Cook County, Illinois which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 25 298 792, together with its undivided percentage interest in the common elements.

Grantor also hereby grants to Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, afor said, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions, and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

Also subject to: general real estate taxes for the year 1979 and subsequent years; Mortgage or Trust Deed and related security documents of Buyer; Easements, covenants, restriction and building lines of record; applicable zoning and building laws or ordinances; acts done or suffered by Buyer or anyone claiming by, through or under Buyer; Condominium Property Act of Illinois; Declaration of Condominium Ownership for 5858 Shore Manor Condominium and all Exhibits and Amendments thereto; tenancies, leases, licenses affecting the common elements; conditions contained in Warranty Deed from Samuel H. Austin, Jr. and wife to Joan Hewitt, dated June 10, 1901 and recorded June 25, 1901, as Document 31119203, and referred to in subsequent Deeds, prohibiting the sale of spirituous and malt liquors on the land; Chapter 100.2 of the Municipal Code of Chicago and liens or other matters insured over by Chicago Title Insurance Company.

Property of Cook County Clerk's Office 25 351 467

END OF RECORDED DOCUMENT