



Unit No. 303 and the exclusive and perpetual right to use the Parking Space designated as No. C5-6, as a limited common element in Hinman House Condominium as delineated on the survey of the following described parcel of real estate:

Lot 3 and the North 1/2 of Lot 4 in Block 26 in the Village of Evanston, Section 18, Township 41 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 Ownership made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated April 1, 1981 and known as Trust No. 52376, and recorded in the office of Recorder of Deeds of Cook County, Illinois, as Document No. 264812, together with its respective undivided percentage interest in the common elements as set forth in said Declaration of Condominium Ownership, together with the tenements and appurtenances thereto belonging.

Party of the first part also grants to party of the second part, its successors and assigns, as rights and easements appurtenant to the above conveyed real estate, the rights and easements for the benefit of said property set forth in said Declaration of Condominium Ownership and party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration of Condominium Ownership for the benefit of the remaining property described therein, and the right to grant said rights and easements and conveyances and mortgages of said remaining property.

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

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE THE STATUTORY OPTION TO PURCHASE AND THE RIGHT OF FIRST REFUSAL OR HAD NO STATUTORY RIGHT TO PURCHASE OR THE RIGHT OF FIRST REFUSAL WITH RESPECT TO THE UNIT OR IS THE PURCHASER OF THE UNIT.

One per cent of the purchase price on this Unit will be placed in an escrow account pursuant to the terms and provisions set forth in Section 3-104 E of the Evanston (Illinois) Residential Condominium Ordinance, to assure the Seller's compliance with the warranties of the Seller set forth in Section 3-104 A-D of said Ordinance.

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END OF RECORDED DOCUMENT