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69-63-7060

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form.
All warranties, including merchantability and fitness, are excluded.

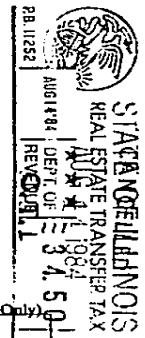
THE GRANTOR, MICHAEL D. SABIN, divorced and not since remarried,

of the City of Chicago County of Cook State of Illinois for and in consideration of TEN (\$10.00) DOLLARS, and other good and valuable considerations hand paid, CONVEY and WARRANTS to BRUCE MENKES, Bachelor 5456 South Harper, Unit 2, Chicago, Illinois,

27 213 356

COOK CO. NO. 016 2 5 6 5 0

11.00



(NAME AND ADDRESS OF GRANTEE) the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: Unit 3707 in the Two East Oak Condominium, as delineated on a survey of the following described real estate: part of block 6 in the Subdivision by the Commissioners of the Illinois and Michigan Canal of the South fractional 4 of Section 3, Township 39 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 25 035 273 together with its undivided percentage interest in the common elements in Cook County, Illinois

PARCEL 2: Easements for ingress and egress, for the benefit of Parcel 1, as set forth in the Declaration of Covenants, Conditions and Restrictions and Easements recorded as document 24889082, in Cook County, Illinois

(see rider attached hereto which is, by this reference, incorporated herein and made a part hereof)

17-03-203-009-1214

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

DATED this 10th day of July 1984

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S) MICHAEL D. SABIN (SEAL)

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 MICHAEL D. SABIN, divorced and not since remarried,

personally known to me to be the same person whose name is 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 10th day of July 1984

Commission expires September 14, 1984

This instrument was prepared by Thomas S. Eisner, 16333 S. Halsted, Harvey, IL 60426

ADDRESS OF PROPERTY: Two East Oak, Unit 3707 Chicago, Illinois THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY, AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO: BRUCE MENKES same as above

MAIL TO: Calumet Federal Savings and Loan Association 1350 E. Sibley Blvd. Dolton, Illinois 60419

3450 04829 REAL ESTATE TRANSACTION TAX 1984 3450 DEPT. OF REVENUE AUG 1984 345000

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COOK COUNTY, ILLINOIS
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RIDER TO WARRANTY DEED

Grantor also hereby grants to Grantee, their 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 aforesaid Declaration of Condominium and in the Declaration of Covenants, Conditions, Restrictions and Easements recorded as document 24889082.

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

subject to: covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; party wall rights and agreements, if any; general taxes for 1983 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1984; Declaration of Condominium; Condominium Property Act; and, condominium assessments due and payable after closing.

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END OF RECORDED DOCUMENT