

**UNOFFICIAL COPY**

WARRANTY DEED

Statutory (Illinois)

(Individual to Individual)

SEP 12 PM 12:41

86348566

(The Above Space For Recorder's Use Only)

THE GRANTOR Timothy M. Harwood, married to Patricia Harwood

of the Village of Winnetka County of Cook State of Illinois  
for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS.  
and other valuable consideration in hand paid.

CONVEY and WARRANT to Diane E. Cuttler, married to Edward M. Cuttler  
(NAME AND ADDRESS OF GRANTEE)

530 Woodlawn  
Glencoe, Illinois 60022

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

Legally described on exhibit A attached hereto and by this  
reference made a part hereof

11.00

PIN# 17-10-203-027-1130

This property is not subject to the Homestead Exemption Laws of  
the State of Illinois

~~Not to be released until the tax is paid and the tax is not a lien on the property of the State~~

DATED this 10th day of June 1980

PLEASE  
PRINT OR  
TYPE NAMES  
BELOW  
SIGNATURES

(Seal) Timothy M. Harwood (Seal)  
Timothy M. Harwood

(Seal) \_\_\_\_\_ (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 Timothy M. Harwood,  
married to Patricia Harwood

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 11th day of August 1980  
Commission expires 2-24-87

This instrument was prepared by Carol J. Fellows, One North LaSalle, Ste. 1400,  
(NAME AND ADDRESS) Chicago, IL 60602

James I M. Manus  
135 So. LaSalle #3905  
Chicago, Illinois 60603  
333-7-22

ADDRESS OF PROPERTY  
Unit 2206, 253 East Erie  
Chicago, Illinois 60611  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES  
ONLY AND IS NOT A PART OF THIS DEED  
SEND SEPARATE TAX BILLS TO  
Diane E. Cuttler  
Unit 2206, 253 East Erie  
Chicago, Illinois 60611

COOK COUNTY  
REAL ESTATE TAX ACTION TAX  
4.150  
ATTN: RIDERS OR REVENUE STAMPS  
COOK COUNTY

DICKINSON 7059465 DE

Property of Cook County Clerk's Office

86348566

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Warranty Deed

ILLINOIS

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

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## EXHIBIT A

### LEGAL DESCRIPTION

#### PARCEL 1:

UNIT NUMBER 2206 IN THE STREETERVILLE CENTER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: ALL OF THE PROPERTY AND SPACE LYING ABOVE AND EXTENDING UPWARD FROM A HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM (AND WHICH IS ALSO THE LOWER SURFACE OF THE FLOOR SLAB OF THE NINTH FLOOR, IN THE 26 STORY BUILDING SITUATED ON THE PARCEL OF LAND HEREINAFTER DESCRIBED) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF A PARCEL OF LAND COMPRISED OF LOTS 20 TO 24, BOTH INCLUSIVE, AND LOT 25 (EXCEPT THAT PART OF LOT 25 LYING WEST OF THE CENTER OF THE PARTY WALL OF THE BUILDING NOW STANDING THE DIVIDING LINE BETWEEN LOTS 25 AND 26), TOGETHER WITH THE PROPERTY AND SPACE LYING BELOW SAID HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 118.13 FEET ABOVE CHICAGO CITY DATUM (AND WHICH PLAN COINCIDES WITH THE LOWEST SURFACE OF THE ROOF SLAB OF THE 8 STORY BUILDING SITUATED ON SAID PARCEL OF LAND) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF THE SOUTH 17.96 FEET OF AFORESAID PARCEL OF LAND, ALL IN THE SUBDIVISION OF THE WEST 394 FEET OF BLOCK 32, (EXCEPT THE EAST 14 FEET OF THE NORTH 80 FEET THEREOF), IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 29 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 NUMBER 26017897 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

#### PARCEL 2:

EASEMENT FOR THE BENEFIT OF LOT 25 OF THE RIGHT TO MAINTAIN PARTY WALL AS ESTABLISHED BY AGREEMENT BETWEEN EDWIN B. SHELDON AND HEATON OWSLEY RECORDED AUGUST 11, 1892 AS DOCUMENT 1715549 ON THAT PART OF LOTS 25 AND 26 IN KINZIE'S ADDITION AFORESAID OCCUPIED BY THE WEST 1/2 OF THE PARTY WALL, IN COOK COUNTY, ILLINOIS.

#### PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS,

# UNOFFICIAL COPY

8 5 3 4 3 5 5 6

RESTRICTIONS AND EASEMENTS DATED OCTOBER 1, 1981 AND RECORDED OCTOBER 2, 1981 AS DOCUMENT NO. 26017894 AND AS CREATED BY DEED RECORDED AS DOCUMENT 26017895.

COMMON ADDRESS: UNIT 2206, 233 EAST ERIE STREET  
CHICAGO, ILLINOIS 60611

PERMANENT INDEX NUMBER: 17-10-203-027-1136

SUBJECT TO:

Covenants, conditions and restrictions of record, terms, provisions, covenants, and conditions, of the Declaration of Condominium and all amendments, if any, thereto;

Private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any;

Encroachment of two concrete canopies over the north line of the land onto Erie Street, approximately 12-1/2 feet and encroachment of steps over the north line of the land onto Erie Street approximately .04 of a foot to .05 of a foot and encroachment of party wall along west end of the land over the north line onto Erie Street .15 of a foot;

Encroachment of two story brick building located mainly on the land over the south line thereof and onto the public alley adjacent by 0.05 of a foot as disclosed by survey attached as Exhibit A to the Declaration recorded as Document 26017897;

Party wall rights and agreements, if any;

Limitations and conditions imposed by the Condominium Property Act;

Installments not due at the date hereof or any special tax or assessment for improvements heretofore completed;

General taxes for the year 1985 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1985;

Installments due after the date of closing of assessments established pursuant to the Declaration of Condominium.