

UNOFFICIAL COPY

87385464 3 5 4 0 4

SPECIAL WARRANTY DEED

14⁰⁰

KNOW ALL MEN BY THESE PRESENTS that FEDERAL SAVINGS AND LOAN INSURANCE CORPORATION, a corporation organized under the laws of the United States and under the supervision of the Federal Home Loan Bank Board, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged, does hereby GRANT, BARGAIN and SELL to Dane Jurkovic, 5307 South Hyde Park Boulevard, Chicago, IL, GRANTEE, all of the following described premises situated in Cook County, Illinois, to-wit:

Legal Description attached hereto as Exhibit A

Permanent Index No: 20-12-114-054-1060
 Address of Property: 5401 Hyde Park Boulevard #1205
 Chicago, IL 60615

To Have and To Hold the said premises unto the said GRANTEE, their successors and assigns forever, subject only to:

(a) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any thereto;

(b) 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;

(c) party wall rights and agreements, if any;

(d) limitations and conditions imposed by the Condominium Property Act;

(e) any unconfirmed special tax or assessment;

This deed represents a transaction exempt under paragraph B, Section 4, of the Real Estate Transfer Tax Act.
 Dated: Jan 25 1981
 Dane J. Jurkovic
 Buyer, Seller or Representative

87385464

①
 1834697/71-23-710 PB
 87385464

UNOFFICIAL COPY

Property of Cook County Clerk's Office

7/1/2010

UNOFFICIAL COPY

8 7 3 8 5 4 6 4

(f) special taxes or assessments for improvements not yet completed; (g) installments not due at the contract date of June 10, 1987 of any special tax or assessment for improvements heretofore completed; (h) installments due after the date of closing assessments established pursuant to the Declaration of Condominium.

And the said GRANTOR, for itself and its successors, does warrant to the said GRANTEE, successors and assigns, only that:

1. GRANTOR has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner, encumbered; and
2. GRANTOR will forever defend the said premises against all persons lawfully claiming through GRANTOR.

IN WITNESS WHEREOF, the said FEDERAL SAVINGS AND LOAN INSURANCE CORPORATION has caused its corporate seal to be affixed and these presents to be signed by its Agent, duly authorized in its behalf, this 25th day of JUNE, 1987.

FEDERAL SAVINGS AND LOAN
INSURANCE CORPORATION

COOK COUNTY CLERK Stanley Storch
FILED FOR RECORDS His Duly Authorized Agent

1987 JUL 13 PM 2:38

87385464

(Corporate Seal)

This instrument was prepared by Kevin D. Kline, Hopkins & Sutter, Three First National Plaza, Ste. 4200, Chicago, IL 60602

87385464

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

3 7 3 8 5 4 0 4

EXHIBIT A

LEGAL DESCRIPTION

UNIT NUMBER 1205 IN THE 5401 SOUTH HYDE PARK CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1, AND THE NORTH 20 FEET OF LOT 2, (EXCEPT THAT PART OF SAID LOTS TAKEN FOR ALLEY) IN JAMES MORGAN'S EAST END AVENUE SUBDIVISION, IN THE SOUTH WEST FRACTIONAL QUARTER OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 24254360, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH IT UNDIVIDED PERCENTAGE

INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

AND

PARCEL 2:

A PERPETUAL AND EXCLUSIVE EASEMENT FOR PARKING PURPOSES IN AND TO PARKING SPACE NUMBER L2A AND L2B, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 24254360, AS AMENDED FROM TIME TO TIME, AND AS CREATED BY DEED FROM FIRST CONDOMINIUM DEVELOPMENT COMPANY, A CORPORATION OF ILLINOIS, TO RONALD E. WILLIAMS DATED JANUARY 4, 1978 AND RECORDED APRIL 26, 1978 AS DOCUMENT 24420030 IN COOK COUNTY, ILLINOIS.

87385464

UNOFFICIAL COPY

Property of Cook County Clerk's Office

83382109

UNOFFICIAL COPY

3 7 3 8 5 4 3 4

DISTRICT OF COLUMBIA) SS.

I, the undersigned, a Notary Public in and for the State and County aforesaid, do hereby certify that _____

STANLEY STORCK personally known to me to be the Agent of the FEDERAL SAVINGS AND LOAN INSURANCE CORPORATION, a corporation organized under the laws of the United States and under the supervision of the Federal Home Loan Bank Board, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such authorized agent of said Corporation he signed the said instrument pursuant to authority given by the Federal Home Loan Bank Board, as his free and voluntary act, and as the free and voluntary act and deed of said Corporation for the uses and purposes therein set forth.

87385464

Given under my hand and notarial seal this 25th day of JUNE, 1987.

BOX 333-GG B

[Signature]

 Notary Public

My Commission Expires September 11, 1991

*Mail to: Robert Wiseman
 33 N. LaSalle Street
 34th floor
 Chicago, Ill*

UNOFFICIAL COPY

Property of Cook County Clerk's Office