



STATE OF ILLINOIS)
) 35
COUNTY OF COOK)

THIS INSTRUMENT PREPARED BY AND
PLEASE RETURN TO:

DANIEL D. DREW, ESQ.
MALK HARRIS & MILLER
212 EAST OHIO STREET
CHICAGO, ILLINOIS 60611

To Whom It May Concern:

WAIVER OF DEFENSES
(Cook County Property)

13.00

This is to certify that the Mortgage dated of even date herewith, and recorded in the Office of the Cook County Recorder of Deeds, Chicago, Illinois on the date of recording of this instrument as Document No. 89504132, on the real estate described on Exhibit A hereto, and the Note dated of even date herewith, in the amount of One Hundred Thirty-One Thousand Six Hundred Five and 25/100 Dollars (\$131,605.25) thereby secured, are good and valid and in all respects free from all defenses as of the date hereof, both in law and in equity, and that said Note, together with the interest thereof, will be fully paid when and as the same becomes due in accordance with the terms thereof, and that any person purchasing said Note or otherwise acquiring any interest therein, may do so in reliance upon the truth of the matters herein recited. The undersigned acknowledges its full understanding of the Note and Mortgage and acknowledges that there are no verbal promises, covenants, undertakings or agreements made in connection with the Note and Mortgage and that the Note and Mortgage may be modified only by signed written agreements.

This certificate is executed by CHICAGO TITLE AND TRUST COMPANY, not individually or personally, but solely as Trustee as under Trust Agreement dated the 4th day of April, 1986, in the exercise of the power and authority conferred upon and vested in it as such Trustee, and it is expressly understood and agreed that nothing herein contained shall be construed as creating any liability on Trustee personally to pay any indebtedness arising or accruing under or pursuant to this instrument, or to perform any covenant, undertaking, representation or agreement, either express or implied, contained in this instrument, all such personal liability of Trustee, if any, being expressly waived by each and every person now or hereafter claiming any right under this instrument.

DATED this 16th day of October, 1989.

CHICAGO TITLE AND TRUST COMPANY,
Trustee under Trust Agreement
as aforesaid.

Thomas H. Baur
Thomas H. Baur, Sole Beneficiary
of said Trust.

By: _____
Vice President

Attest: _____
Secretary

72-29-690 D3 ZIMMERMAN

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89504134
OCT 24 PM 3:07

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

89504134

IN WITNESS WHEREOF, Chicago Title and Trust Company, not personally but as Trustee as aforesaid, has caused these presents to be signed by its Assistant Vice-President, and its corporate seal to be hereunto affixed and attested by its Assistant Secretary, the day and year first above written.

[Signature]
CHICAGO TITLE AND TRUST COMPANY, As Trustee
Assistant Vice-President
[Signature]
Assistant Secretary

Corporate Seal

STATE OF ILLINOIS,
COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Assistant Vice President and Assistant Secretary of the CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary's free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

Property of Cook County Clerk's Office
"OFFICIAL SEAL"
Sheila Davenport
Notary Public, State of Illinois
My Commission Expires 9/21/91

Given under my hand and Notarial Seal this 17 day of OCT 17 1989
[Signature]
Notary Public

NF86-1

GIVEN under my hand and Notarial Seal this ___ day of October, 1989.

NOTARY PUBLIC

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Evelyn Buchanan, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that THOMAS H. BAUR, an individual residing in Illinois, personally known to me whose name is subscribed to the within instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument and executed same as his free and voluntary act for the use and purpose therein set forth.

GIVEN under my hand and Notarial Seal this 16th day of October 1989.

[Signature]
Notary Public

" OFFICIAL SEAL "
EVELYN BUCHANAN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/9/91

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EXHIBIT "A"

LEGAL DESCRIPTION

LEGAL DESCRIPTION OF 1740 MARSHFIELD, CHICAGO, ILLINOIS

LOTS 1 TO 6 BOTH INCLUSIVE AND THE NORTH 12 3/4 INCHES OF LOT 7, ALL IN DILLARD'S RESUBDIVISION OF LOTS 70 TO 87 BOTH INCLUSIVE, AND LOTS 99 TO 116 BOTH INCLUSIVE IN J.G. KENNON'S SUBDIVISION OF BLOCK 24 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE SOUTH EAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN 14-31-422-018
14-31-422-019

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