

# UNOFFICIAL COPY

WARRANT DEED  
Statutory (ILLINOIS)  
(Corporation to Individual)

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91435642

THE GRANTOR, SJ Investments, Ltd.,

a corporation created and existing under and by virtue of the laws of the State of Hawaii and duly authorized to transact business in the State of Hawaii for and in consideration of the sum of Ten and no/100ths (\$10.00) ----- DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of of said corporation, CONVEYS and WARRANTS to Nancy C. Batten 233 E. Erie Street #1802 Chicago, Illinois 60611

DEPT-01 RECORDING \$13.29  
T#4444 TRFN 2384 08/26/91 15:41:00  
#7019 + D \* - 91 - 438681  
COOK COUNTY RECORDER

91438681

(The Above Space For Recorder's Use Only)

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

See Exhibit A Attached Hereto and Made a Part Hereof.

Permanent Real Estate Index Number(s): 17-10-202-027-1095

Address(es) of Real Estate: 233 E. Erie Street, #1802, Chicago, Illinois 60611

In Witness Whereof, said Grantor has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, this 14th day of August, 1991

SJ Investments, Ltd., a Hawaii Corporation  
NAME OF CORPORATION

IMPRESS  
CORPORATE SEAL  
HERE

BY Wallace S. J. Ching PRESIDENT  
ATTEST Ann S. Ching SECRETARY

Hawaii  
State of HAWAII, County of Honolulu I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Wallace S. J. Ching personally known to me to be the President of the

SJ Investments, Ltd., a Hawaii Corporation, and Ann S. Ching personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

IMPRESS  
NOTARIAL SEAL  
HERE

Given under my hand and official seal, this 14th day of August, 1991

Commission expires 5/13 1993 Juliana M. Parker  
NOTARY PUBLIC

This instrument was prepared by Paul Kelley, LORD, BISSELL & BROOK, 115 S. LaSalle St. Chicago, IL 60603  
(NAME AND ADDRESS)

MAIL TO { Dorothy Betram Johnson  
650 N. Dearborn #450  
Chicago, IL 60610-3872  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO  
NANCY C. BATTEN  
233 E. ERIE ST #1805  
CHICAGO, IL 60611-2221  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO

Vertical handwritten notes on the left margin.

ATTEN: RECORDERS OR REAL ESTATE STAMPS HERE

Vertical handwritten notes on the right margin.

UNOFFICIAL COPY

WARRANTY DEED

Corporation to Individual

TO

Property of Cook County Clerk's Office

914997916

GEORGE E. COLE\*  
LEGAL FORMS

# UNOFFICIAL COPY

## EXHIBIT A

### PARCEL 1:

UNIT NO. 1805 IN STREETERVILLE CENTER CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING: 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, 21, 22, 23, 24 AND 25 (EXCEPT THAT PART OF LOT 25 LYING WEST OF THE CENTER OF THE PARTY WALL OF THE BUILDING NOW STANDING ON 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 PLANE 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 THE 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 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR STREETERVILLE CENTER CONDOMINIUM ASSOCIATION RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, 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 NUMBER 1715549 ON THAT PART OF LOTS 25 AND 26 IN KINZIE'S ADDITION AFORESAID OCCUPIED BY THE WEST 1/2 OF THE PARTY WALL, ALL IN COOK COUNTY, ILLINOIS.

### PARCEL 3:

ALL THOSE CERTAIN EASEMENTS, PRIVILEGES, RIGHTS OF USE AND ALL OTHER BENEFITS DESCRIBED IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 26017894, AS GRANTED FOR THE BENEFIT OF PARCEL 1, BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 11, 1980 AND KNOWN AS TRUST NO. 51534 TO WENDY YOUNG DATED OCTOBER 1, 1981 AND RECORDED OCTOBER 2, 1981 AS DOCUMENT NUMBER 26027695.

Permanent Index No.: 17-10-203-027-1095, vol. 501

ST 035641

Commonly known as: 233 E. Erie, #1805, Chicago, Illinois 60611

Subject to: Covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments thereto; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; roads and highways; party wall rights and agreements; existing leases and tenancies; limitations and conditions imposed by the Condominium Property Act; special taxes or assessments for improvements not yet completed; unconfirmed special taxes or assessments; general taxes for the year 1990 and subsequent years; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium.