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SPECIAL WARRANTY DEED

THE GRANTOR MORGAN GUARANTY TRUST COMPANY OF NEW YORK, AS TRUSTEE UNDER DECLARATION OF TRUST DATED DECEMBER 9, 1960 AS AMENDED FOR THE COMINGLED PENSION TRUST FUND (FIXED INCOME MORTGAGES) a corporation created and existing under and by virtue of the laws of the State of New York, and duly authorized to transact business in the State of New York, for the consideration of the sum of Ten and no/100 dollars (\$10.00), pursuant to the authority given it by the Board of Directors of said corporation does hereby SELL and CONVEY to DOROTHY M. CLICHE and ROBERT CLICHE as JOINT TENANTS with the rights of survivorship the real estate situated in the County of Cook, State of Illinois, to wit:

Unit 10 "B" in 30 East Elm Condominium as delineated on a survey of the following described real estate: Lots 6 to 9 in subdivision of South 1/2 of original Block 1 (except the West 132.5 feet thereof) in subdivision by the Commissioners of Illinois and Michigan Canal of South Fractional 1/4 of Section 03, 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 Number 25147097, together with its undivided percentage interest on the common elements in Cook County, Illinois.

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

72 99 159 F10  
STATE OF ILLINOIS  
Cook County

Cook County  
REAL ESTATE TRANSACTION TAX  
\$ 13.00

5 4 9 1 2 0

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
APR 25 1991  
285.00

14<sup>00</sup>

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thereto; roads and highways; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; general taxes for the year 1990 and subsequent years; installments due after May 1, 1990 of assessments established pursuant to the Declaration of Condominium.

Commonly known as 30 East Elm, #10B, Chicago, Illinois

PIN 17-03-200-066-1051

TO HAVE AND TO HOLD the premises aforesaid, as Joint Tenants with the Right of Survivorship, with all and singular rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining unto the Grantee, its heirs, successors and assigns forever; and the Grantor further covenants that the premises are free and clear from any encumbrances done or suffered by it, and that it will warrant and defend the title to the premises unto the Grantee and its heirs, successors and assigns forever against lawful claims and demands of all persons claiming under Grantor, but not otherwise.

In Witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its \_\_\_\_\_, and attested by its \_\_\_\_\_

Assistant Secretary, this 23rd day of April

1991.

MORGAN GUARANTY TRUST COMPANY OF NEW YORK AS TRUSTEE  
UNDER DECLARATION OF TRUST DATED 12/9/60 AS AMENDED  
FOR THE COMMINGLED PENSION TRUST FUND (FIXED INCOME-  
MORTGAGES)

by Madeline J. Burns

MADALENE F. BURNS  
VICE PRESIDENT

Attest Madeline J. Burns

MADALENE F. BURNS  
ASSISTANT SECRETARY

Affix Seal

0123456789

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State of New York )  
County of New York )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that MARGARET F. DOWLAN personally known to me to be the Notary President of the Morgan Guaranty Trust Company of New York, as Trustee under Declaration of Trust Dated December 9, 1960 as Amended for the Comingled Pension Trust Fund (Fixed Income Mortgages), and JOHN A. ... personally known to me to be the Secretary 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 and severally acknowledged that as such President President and Secretary 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 Directors 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.

Given under my hand and official seal, this 3rd day of April 1991.

Commission expires March 31, 1992  
Margaret F. Dowlan  
Notary Public

This instrument prepared by Mary F. Murray, 6223 N. Navajo, Chicago, Illinois.

Mail to: Ken Nannini \_\_\_\_\_

MARGARET F. DOWLAN  
Notary Public, State of New York  
Qualified in this County  
Certificate Filed in this County  
Commission Expires March 31, 1992

NOTARY PUBLIC

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