

UNOFFICIAL COPY

SEND SUBSEQUENT TAX BILLS TO
Heinrich Auerbach
221 E. Walton Place, Unit 18E
Chicago, Illinois 60611

BOX 333

K.O. MEHAN
ADDRESSEE
SUITE 800
222 N. LA SALLE ST
CHICAGO, ILLINOIS

MAIL TO

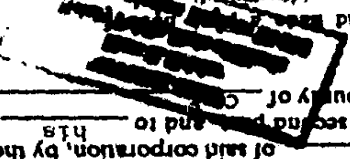
This instrument was prepared by
Martin L. Miller, 800 Waukegan Road, Glenview, IL 60025
Eugene Filice
By: John F. Kelly
177 Commercial Finance Corp.
Permanent Real Estate Index Number(s): 17-03-214-016-1024
Address(es) of real estate: 221 E. Walton Place Condominium, Unit 18E, Chicago, IL 60611

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Assistant Secretary, the day and year first above written.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, title, interest, claim or demand whatsoever, of the first part, either in law or equity, or, in and to the above described premises, with the hereditaments and appurtenances, TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his heirs and assigns forever.

1992 JUL 16 PM 3:06
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SUBJECT TO: 1) Real estate taxes not yet due and payable; 2) the Illinois Condominium Property Act; 3) the Declaration of Condominium Ownership for 221 East Walton Place Condominium, recorded as Document No. 26425233 as amended from time to time; 4) covenants, conditions, restrictions, building laws and laws and easements existing or of record; 5) acts done or suffered by grantee; 6) existing leases and easements; 7) special taxes or assessments for improvements not yet completed and drainage district or other assessments or installments thereof, not yet due and payable.

See Exhibit attached hereto and hereunto for a description of the premises, which is described as follows, to-wit:
in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as



THIS INDENTURE, made this 2ND day of July 1992, between IIT COMMERCIAL FINANCE CORP., a corporation created and existing under and by virtue of the laws of the State of Nevada and duly authorized to transact business in the State of Illinois, and HEINRICH AUERBACH, married to HADAS AUERBACH, and Saadia Gaon Street 4, Petach Tikva 49 462, Israel; party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$200,000.00 Dollars and other good and valuable consideration (\$20,000 Dollars and other good and valuable consideration) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as

Above Space For Recorder's Use Only
258

CAUTION: Owner a buyer before using or doing work on this form, should the purchaser or lessee for a particular purpose make any enquiry with respect thereto, reading any variety of municipality or local laws.
SPECIAL WARRANTY DEED
(Corporation or individual)
(None)
NO. 803
February, 1988

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DEPT. OF REVENUE JUL 18 92

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX

988.50

0 3 0 7 3 6

* * * * *

DEPT. OF REVENUE JUL 18 92

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX

999.00

2 3 5 6 6 3

* * * * *

REVENUE STAMP JUL 18 92

Cook County REAL ESTATE TRANSACTION TAX

132.50

0004
CO. NO. 016

0 3 0 7 3 6

* * * * *

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX

265.00

Commission expires _____ 1993

Given under my hand and official seal, this _____ day of _____, 1992.

NOTARY PUBLIC

Eugene Fillice

IMPRESS
NOTARIAL SEAL
HERE

State of Illinois, County of Cook and State aforesaid, DO HEREBY CERTIFY, that _____ John F. Kelly _____ Vice President of the ITT COMMERCIAL FINANCE CORP. personally known to me to be the _____ Eugene Fillice _____ 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 _____ Vice President and Assistant 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.

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EXHIBIT "A"

Unit No. 18E in 221 East Walton Place Condominium, as delineated on a survey of the following described real estate:

Lot 42 in Allmendinger's Lake Shore Drive Addition to Chicago, said Addition being a Subdivision of part of Block 13 in Canal Trustees' Subdivision of the South Fractional Quarter of Fractional Section 3, Township 39 North, Range 14 East of the Third Principal Meridian; which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 26425233 and as amended by Document No. 27044087 and Document No. 92268455, together with their undivided percentage interests in the common elements, in Cook County, Illinois.

Grantor grants to the Grantee the exclusive right to the use of Garage Space Upper Level No. 5, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as Document 26425233.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

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IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Court at Chicago, Illinois, this 1st day of January, 1901.

CLERK OF THE COURT

Property of Cook County Clerk's Office