

WARRANTY DEED
Statutory (Illinois)
(Corporation to Corporation)

(Corporation to Corporation)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR, MAYFAIR COMPANY,

a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois for and in consideration of TEN (\$10.00)

DOLLARS, and other good and valuable consideration paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to W. W. Grainger, Inc., an Illinois corporation

5500 Howard Street Skokie, IL 60077 a corporation organized and existing under and by virtue of the laws of the State of Illinois having its principal office at the following address 5500 Howard Street, Skokie, IL 60077

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

See Exhibit A, legal description, attached hereto and made a part hereof.

DEPT-01 RECORDINGS 623.50
T67777 TRAN 0655 06/23/93 13:33:00
67523 * -93-480361
COOK COUNTY RECORDER

93480361

(The Above Space For Recorder's Use Only)



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
\$ 16.00

Cook County
REAL ESTATE TRANSACTION TAX
\$ 309.00

Permanent Real Estate Index Number(s): 14-31-200-037

Address(es) of Real Estate: 2221 North Elston Avenue, Chicago, IL 60614

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 President, and attested by its Assistant Secretary, this 23 day of June, 19 93

IMPRESS
CORPORATE SEAL
HERE

MAYFAIR COMPANY
(NAME OF CORPORATION)
BY Paul Cocose PRESIDENT
ATTEST William Cocose Assistant SECRETARY

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Paul Cocose personally known to me to be the President of the MAYFAIR COMPANY

and William Cocose personally known to me to be the Assistant 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 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.

Given under my hand and official seal, this 23rd day of June 19 93

Commission expires Dec 29 1996 Diana R. Clarke NOTARY PUBLIC

This instrument was prepared by Diana R. Clarke, LAWRENCE, KAMIN, SAUNDERS & UHLKNHOP 208 South LaSalle Street, Suite 1750, Chicago, IL 60604

OFFICIAL SEAL
IMPRESS
DIANA R. CLARKE
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES DEC. 29, 1996

MAIL TO: James S. Gray Altheimer and Gray (Name)
10 South Wacker Drive, 4000 (Address)
Chicago, IL 60606 (City, State and Zip)
SEND SUBSEQUENT TAX BILLS TO: W. W. Grainger, Inc. (Name)
5500 Howard Street (Address)
Skokie, IL 60077 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO.

AFFIX "RIDERS" OR REVENUE STAMPS HERE

93480361

2350

92-05912

UNOFFICIAL COPY

WARRANTY DEED
Corporation to Corporation

TO

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office
33480361

UNOFFICIAL COPY

EXHIBIT A

93480361

Legal Description

Lots 42 and 43 in Block 11 in Fullerton's Addition to Chicago, a Subdivision of the Northeast quarter of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, according to the plat of said Subdivision recorded May 7, 1879 as Document No. 221101 in Cook County, Illinois.

Also described as:

Lots 42 and 43 in Block 11 in Fullerton's addition to Chicago, a Subdivision of that part of the Southeast quarter of Section 30, Township 40 North, Range 14, East of the Third Principal Meridian, lying West of the North branch of the Chicago River, and that part of the North half of the Northeast quarter of Section 31, Township and Range aforesaid, lying West of said Chicago River and West of the Chicago and Northwestern Railroad, Milwaukee Division, in Cook County, Illinois.

Subject to:

General Real Estate Taxes for the year 1992, 2nd installment, and subsequent years.

Any and all rights of the United States of America, the State of Illinois, the municipality and the public, in and to that part of the subject property lying within the bed of the Chicago River, and the rights, if any, of, in and to the free and unobstructed flow of the water thereof.

Any and all rights of the United States of America and the State of Illinois and upper and lower riparian owners to filled in land or man-made structures formerly within navigable waters, and any conditions contained in any permits authorizing the filling in of such land or construction of man-made structures.

Encroachment of concrete slab located on the property North and adjoining onto the land herein as disclosed by survey made by Haeger and Associates dated January 25, 1993 and known as Order Number 92-207.

Rights of public or quasi-public utility to maintain power poles, risers and transformers over the Southwesterly portion of the land as disclosed by survey made by Haeger and Associates, dated January 25, 1993 and known as Order Number 92-207.

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