

UNOFFICIAL COPY

94800107

DEED

THE GRANTOR, INCOR PROPERTIES, INC., an Illinois corporation, as Successor to MART LIMITED PARTNERSHIP II, an Illinois limited partnership, created and existing under and by virtue of the laws of the State of Illinois, for the consideration of TEN AND 00/100 (\$10.00) DOLLARS, in hand paid, and pursuant to authority given by the Board of Directors of Incor Properties, Inc., GRANTS, SELLS AND CONVEYS TO STELLA KOPELMAN, 5630 Sheridan, Chicago, Illinois, the following described real estate in County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT NUMBER 9A IN HIGHLAND TOWERS CONDOMINIUM III, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12 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 25717877 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT 25717874, IN COOK COUNTY, ILLINOIS.

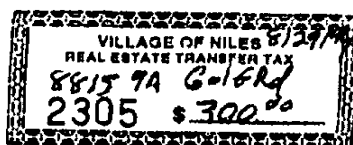
GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS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

SUBJECT TO: (a) covenants, conditions, and restrictions of record; (b) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; (c) private, public, and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; (d) party wall rights and agreements, if any; (e) limitations and conditions imposed by the Condominium Property Act; (f) special taxes or assessments for improvements not yet completed; (g) any unconfirmed special tax or assessment; (h) installments not due at the date hereof for any special tax or assessment for improvements heretofore completed; (i) mortgage or trust deed specified below, if any; (j) general taxes for the year of 1994 and subsequent years; (k) installments due after the date of closing of assessments established pursuant to the Declaration of Condominium and to existing tenant lease.

P.I.N. 09-15-202-048-1076

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TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL TO PURCHASE THE UNIT UNLESS THE TENANT IS THE PURCHASER.



LAND TITLE GROUP, INC.

XL-805524-Q8

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Property of Cook County Clerk's Office

COOK COUNTY CLERK'S OFFICE

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In Witness Whereof, said Grantor has caused its corporate general partner seal to be hereto affixed, and has caused its name to be signed to these presents by its Authorized Representative, attested by its Assistant Secretary of the corporation this 31st day of AUGUST, 1994.

INCOR PROPERTIES, INC., an Illinois corporation, as successor to MART LIMITED PARTNERSHIP II, an Illinois limited partnership

But Sharon Anderson
Its: Authorized Representative

ATTEST:

Catharine Masters
Its: Assistant Secretary

STATE OF ILLINOIS)
COUNTY OF DU PAGE) SS.

DEPT-01 RECORDING \$23.50
T#1111 TRAN 8560 09/14/94 12:00:00
#9351 & CG *-94-800107
COOK COUNTY RECORDER

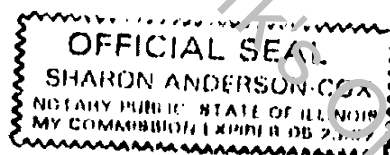
The undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that GEORGIA PSICHOGIOS personally known to me to be the Authorized Representative of the corporation, and CATHARINE MASTERS, personally known to me to be the Assistant Secretary of said corporation, and personally 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 Authorized Representative 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 by hand and official seal, this 31st day of August, 1994.

Sharon Anderson
Notary Public

This instrument was prepared by:

Catharine Masters, Legal Asst.
The Inland Group, Inc.
2901 Butterfield Rd.
Oak Brook, IL 60521



ADDRESS OF PROPERTY:

8815 Golf, UNIT 9A
NILES, ILLINOIS

SEND SUBSEQUENT TAX BILLS TO:

Stella Kopelman
8815 Golf Unit 9A
Niles, Illinois

MAIL TO:

Mary C. Anglin
24 E. Ayres
Hinsdale, Ill 60521

94800107

MAIL TO