

WARRANTY DEED
State of ILLINOIS
(Corporation to Individual)

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THE GRANTOR MARSHFIELD LOFTS ASSOCIATES,
an Illinois General Partnership

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 the sum of TEN AND NO/100THS (\$10.00) - - -

----- DOLLARS,
in hand paid
and pursuant to authority given by its General Partner
of said partners CONVEYS and WARRANTS to

C. COREY S. BERMAN and RUTH J. KAUFMAN, AS
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, GRANTEEES

(NAME AND ADDRESS OF GRANTEE)

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

(LEGAL DESCRIPTION ATTACHED)

DEPT-01 RECORDING \$25.00
745555 TRAN 1107 01/25/94 15:30:00
#9069 *94-080994
COOK COUNTY RECORDER
94080994

(The Above Space For Recorder's Use Only)

unto said Grantees
TO HAVE AND TO HOLD said real estate/not as tenants in common,
but AS JOINT TENANTS with right of survivorship, forever.

14-31-422-018 Vol. 534 ✓
14-31-422-019 Vol. 534 ✓

Permanent Real Estate Index Number(s):

Address(es) of Real Estate: 1734-40 NORTH MARSHFIELD AVENUE, UNIT # I-20

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 Secretary, this 14th
day of JANUARY, 19 94

IMPRESS
CORPORATE SEAL
HERE

MARSHFIELD LOFTS ASSOCIATES, an Illinois General
PARTNERSHIP, by (NAME OF CORPORATION) MARSHFIELD LOFTS, INC.
by an Illinois corporation,

THOMAS SNITZER PRESIDENT
SHARON SULLIVAN 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 THOMAS SNITZER personally known to
me to be the President of the MARSHFIELD LOFTS, INC., an Illinois corporation,
GENERAL PARTNER OF MARSHFIELD LOFTS ASSOCIATES

corporation, and SHARON SULLIVAN personally known to me to be
the Secretary of said 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 instru-
ment and caused the corporate seal of said to be affixed thereto,
pursuant to authority given by 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.

OFFICIAL SEAL
MARY C. HOPKINS
NOTARY PUBLIC, STATE OF ILLINOIS
COMMISSION EXPIRES 8-1-97

Given under my hand and official seal, this 14th day of JANUARY 19 94

Commission expires AUGUST 1 19 97
Mary C. Hopkins
NOTARY PUBLIC

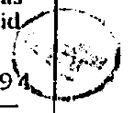
This instrument was prepared by KEITH HARRINGTON
(NAME AND ADDRESS)
77 W. Washington St., Suite 920, Chicago, IL. 60602-2850

MAIL TO: Carol L. Gloor
Holstein, Mack & Klein
300 S. Wacker Dr., Ste. 3200
Chicago, Ill. 60606
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
1734-40 NORTH MARSHFIELD AVENUE, UNIT I-20
(Name)
CHICAGO, ILLINOIS 60622
(Address)
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. Box 430

AFFIX "RIDERS" OR REVENUE STAMPS HERE



250

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Property of Cook County Clerk's Office

014930

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP
JAN 25 '93
No. 11422



109.75

9:00 1994

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9 4 0 0 0 9 1

EXHIBIT A LEGAL DESCRIPTION

***UNIT I-20 IN MARSHFIELD LOFTS CONDOMINIUMS AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 1 TO 6 BOTH INCLUSIVE AND THE NORTH 12 3/4 INCHES OF LOT 7, ALL IN DILLARD'S RESUBDIVISION OF LOTS 70 TO 87 BOTH INCLUSIVE, AND LOTS 99 TO 116 BOTH INCLUSIVE IN J.G. KEENAN'S SUBDIVISION OF BLOCK 24 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE SOUTH EAST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS ON NOVEMBER 9, 1993 AS DOCUMENT 93912837, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AND TOGETHER WITH A RIGHT AND BENEFIT APPURTENANT TO THE OWNERSHIP OF SAID UNIT TO THE PERPETUAL AND EXCLUSIVE USE OF LIMITED COMMON ELEMENT PARKING SPACE P-13 AS SET FORTH IN SAID DECLARATION.

This Deed is subject to: (i) general real estate taxes not yet due and payable; (ii) applicable zoning and building laws, building and building line restrictions, and ordinances; (iii) acts done or suffered by purchaser or anyone claiming by, through or under Purchaser; (iv) covenants, conditions, restrictions, easements, permits and agreements of record, including, but not limited to, the covenants and restrictions contained in Document No. 93912837 recorded November 9, 1993 (v) private reciprocal easements for ingress and egress over vacated alleys on west and north sides of premises; (vi) public and utility easements, if any, whether recorded or unrecorded; (vii) the Declaration as amended from time to time; (viii) limitations and conditions imposed by the Illinois Condominium Act; (ix) installments due after closing for assessments levied pursuant to the Declaration; and (x) unconfirmed special taxes or assessments.

Grantor also hereby grants to Grantee, their 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 of Condominium 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.

93912837

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