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CAUTION: Consut a lawyer before using or scring under this form.
All warranties, including merchantability and fitness, are excluded. čook CO. NO. DIB THE GRANTOR Ontario Street Lofts Limited Partnership 6 1471 an Illinois limited partnership 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 the sum of Ten and 00/100 DOLLARS, and other valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to James E. Chaqqeris 921 West Diversey Chicago, Illinois 65,614 Cook the following described Real Extensituated in the County of ... in the State of Illinois, to wit: See Exhibit A attached hereto and made a part hereof. OR REVENUE STAMPS HERE In Witness Whereof, said Grantor has caused its or appliate sent to be hereto affixed, and has caused its name to be signed to these presents by its \_\_\_\_\_\_ President, and an ested by its \_\_\_\_\_ Secretary, this \_\_\_\_\_\_ Secretary. day of February <u>, 19\_95</u> Ontario Street Lofts Limited Partnership By: Ontario Street Lofts, Inc., Its General (PANIL OF CORPORATION) IMPRESS Partner CORPORATESEAL PRESIDENT . HERE Abrams SECRETARY Krandel Glen Assistant State of Illinois, County of Cook State of illinois, County of COOK. ss. I, the undersigned, a Notary juby c, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Bruce C. Abrams personally known to IRANSA President of the Ontario Street Lofts, Inc., where I Partner me to be the... of Ontario Street Loffts Limited Fartnership Glen. Krandel ø personally known to me to be. corporation, and ASSIStantSecretary of sald corporation, and personally known to me to be 5 81% sathed errors whose names are subscribed to the foregoing instrument, appeared TAMMERESS. ELSENbelezeme this day in person and severally acknowledged that as such. NOMARKELISTATE OF Regalden and Assistant Secretary, they signed and delivered the said his . v-MY COMMISSION EXPIRES medicand caused the corporate seal of said corporation to be affixed there o. parsuant 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 scal, this Commission expires. This instrument was prepared by Bruce C. Abrams, Sheffield 3257 N. Chicago INAME AND ADDRESS ADDRESS OF PROPERTY: 411 West Ontario, Unit 411 Vikanie Chicago, Illinois 60610 THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO:

RECORDER'S OFFICE BO

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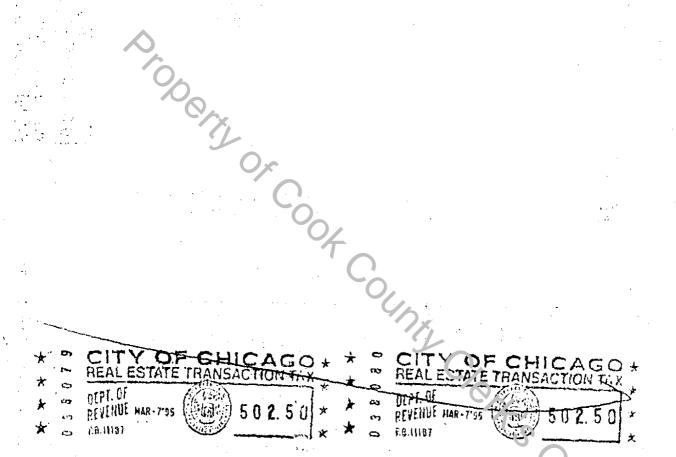
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## EXHIBIT A TO WARRANTY DEED

411 West Ontario, Chicago, Illinois 60610 / PIN 17-09-128-001,00: 88,007 & 17-09-500-022

Unit No. 411 in The Ontario Street Lofts Condominium as delineated on a survey of the following described real estate:

PART OF BLOCK 4 IN ASSESSOR'S DIVISION OF THE KINGSBURY TRACT IN EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, 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 NUMBER 94827940 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMFTS, IN COOK COUNT', ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-75, A LIMITED COMMON ELEMENT AS DELIPEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDER 1.5 DOCUMENT NUMBER 94827940.

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.

This deed is subject to:

- current non-delinquent real estate takes and taxes for subsequent years;
- the Declaration;
- public and utility easements;
- 4. covenants, conditions, restrictions of record,
- 5. applicable zoning and building laws, ordinances and restrictions;
- 6. roads and highways, if any;
- 7. title exceptions pertaining to liens or encumbrances of a definite or ascertainable amount which may be removed by the payment of money at the time of Closing and which the Seller shall so remove at that time by using the funds to be paid upon delivery of the Deed;
- 8. matters over which the Escrowee is willing to insure;
- 9. acts done or suffered by the Purchaser; and
- Purchaser's mortgage.

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