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GEORGE E. COLE
LEGAL FORMS

No. 803
November 1994

SPECIAL WARRANTY DEED (Corporation to Individual) (Illinois)

96545198

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.

THIS AGREEMENT, made this 25th day of June, 1996, between Associates Finance, Inc.

a corporation created and existing under and by virtue of the laws of the State of _____ and duly authorized to transact business in the State of Illinois, party of the first part, and Mark Diamond

(Name and Address of Grantee)

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN (\$10.00) Dollars and other good and valuable consideration and 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 follows, to wit:

DEPT-01 RECORDING \$25.50
T#0011 TRAN 2574 07/17/96 11:02:00
#6589 + RV *-96-545198
COOK COUNTY RECORDER

96545198

Above Space for Recorder's Use Only

EAST 37 FEET OF LOT 13 IN THE SUBDIVISION OF LOT 7 AND THE WEST 74 FEET OF LOT 8 OF ALTON'S SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, 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.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to:

Permanent Real Estate Number(s): 25-34-312-056
Address(es) of real estate: 306 E. 138th Street, Chicago, IL 60627

IN WITNESS WHEREOF, said party of the first part 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, the day and year first above written.

ASSOCIATES FINANCE, INC.

(Name of Corporation)

By M. B. McCoy
M. B. McCoy, Vice President

Attest: D. K. Lowder
D. K. Lowder, Secretary

This instrument was prepared by Fisher and Fisher, 30 N. LaSalle St., Chicago, IL 60602
(Name and Address)

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80181018

Property of Cook County Clerk's Office

96545198

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MAIL TO:

Mark Diamond
(Name)
360 E. Randolph
(Address)
Ste 3604
Chicago, IL 60601
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

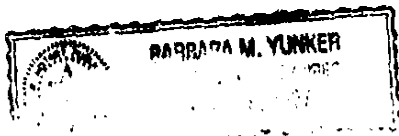
Mark Diamond
(Name)
360 E Randolph # 3604
(Address)
Chicago, IL 60601
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

STATE OF TX
COUNTY OF Dallas } ss.

I, Barbara M. Yunker a Notary Public
in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that M. B. McCoy
personally known to me to be the Vice President of Associates Finance, Inc.
a Illinois corporation, and D. K. Lowder, personally known to me to be the
Asst. 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 Asst. 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 _____ 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 25th day of June 19 96.



Barbara M. Yunker
Notary Public
Commission expires _____

96545498

Box _____

SPECIAL WARRANTY DEED

Corporation to Individual

TO

ADDRESS OF PROPERTY:



MAIL TO:
FISHER & FISHER
30 N. LASALLE ST. S2700
Chicago, IL 60602
Attn: Renee F. Meltzer

GEORGE E. COLE

LEGAL FORMS

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002564 046185

125903

002564

CITY OF CHICAGO

APR--96



0.05

REAL ESTATE TRANSFER TAX 988602
DEPARTMENT OF REVENUE

Cook County
REAL ESTATE TRANSACTION TAX

APR--96



0.05

REVENUE STAMP 988618

Cook County
REAL ESTATE TRANSACTION TAX

MAY--96



018.70

REVENUE STAMP 988683

STATE OF ILLINOIS

MAY--96



037.50

REAL ESTATE TRANSFER TAX 988975
DEPARTMENT OF REVENUE

REORDER ITEM #: PS4 LABEL

CITY OF CHICAGO

MAY--96



281.20

REAL ESTATE TRANSFER TAX 989083
DEPARTMENT OF REVENUE

98545498