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W9601565/9334

WARRANTY DEED

96699879

STATUTORY (ILLINOIS)
CORPORATION TO INDIVIDUAL

DEPT-01 RECORDING \$27.50
 140003 TRAN 6235 09/13/96 14:12:00
 \$3486 ± IR *-96-699879
 COOK COUNTY RECORDER

THE GRANTOR, MCL/Central Station Limited Partnership, a Illinois limited partnership, for and in consideration of the sum of TEN (\$10.00) and 00/100-----DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO

ELLEN BENODIN
 of 5478 SOUTH GREENWOOD, CHICAGO, IL 60615

Handwritten initials: DSD

Divorced and Not Since Remarried, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 17-22-109-136

Permanent Real Estate Index Number(s) Prior to 1995: 17-22-109-059

Address of Real Estate: 1522-G SOUTH PRAIRIE AVENUE, Chicago, IL 60605

In Witness Whereof, said Grantor has caused its name to be signed to these presents by Daniel E. McLean, President of MCL/Central Station, Inc., an Illinois corporation, its general partner and attested by Marilyn Walsh, Secretary of MCL/Central Station, Inc., this 12TH day of September, 1996.

MCL/Central Station Limited Partnership,
 a Illinois limited partnership

By: MCL/Central Station, Inc., an Illinois Corporation,
 its General Partner

By: *[Signature]*
 Daniel E. McLean, President

96699879

Attest: *[Signature]*
 Marilyn Walsh, Secretary

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★ 121890 CITY OF CHICAGO ★
★ REAL ESTATE TRANSACTION TAX ★
★ DEPT. OF REVENUE SECTION 300.00 ★
★ RR.11193 2175.00 2/7/71

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
SEP 13 1996 DEPT. OF REVENUE
290.00

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP SEP 13 1996 # 1.422 145.00

96695679

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LEGAL DESCRIPTION

PARCEL 1:

UNIT F-81 IN THE HARBOR SQUARE AT BURNHAM PLACE CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

A PORTION OF LOT 1 IN CENTRAL STATION RESUBDIVISION, BEING A RESUBDIVISION IN THE NORTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT E TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 19, 1993 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 93557312, AS AMENDED FROM TIME TO TIME AND THE FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 16, 1993 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 93933177; AND THE SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED JULY 13, 1994, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 94611645; AND THE THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 15, 1995 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 95102733; AND THE FOURTH AMENDMENT TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 11, 1995 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 95688503, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY.

PARCEL 2:

PERPETUAL NON-EXCLUSIVE EASEMENT TO AND FOR THE BENEFIT OF PARCEL 1 AND 2 FOR INGRESS AND EGRESS IN, TO, OVER AND ACROSS LOTS 2, 3 AND 77 AS CREATED AND SET OUT IN THE PLAT OF RESUBDIVISION RECORDED AS DOCUMENT NUMBER 93064835 AND AS FURTHER CREATED BY TRUSTEE'S DEED DATED JANUARY 25, 1993 AS DOCUMENT NUMBER 93107422.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT 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 LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

SUBJECT TO GENERAL REAL ESTATE TAXES FOR 1995 AND SUBSEQUENT YEARS; ZONING AND BUILDING LAWS OF ORDINANCES; ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND RESERVATIONS OF RECORD OR CONTAINED IN THE DECLARATION AND ANY AMENDMENTS THERETO AND A RESERVATION BY HARBOR SQUARE AT BURNHAM PLACE CONDOMINIUM ASSOCIATION TO ITSELF AND ITS SUCCESSORS AND ASSIGNS, FOR THE BENEFIT OF ALL UNIT OWNERS OF THE CONDOMINIUM, OF THE RIGHTS AND EASEMENTS SET FORTH IN THE DECLARATION, AND ANY AMENDMENTS THERETO; UTILITY EASEMENTS OF RECORD PROVIDED THE FOREGOING PROPERTY DOES NOT ENCROACH THEREON; AND PROVISIONS OF THE CONDOMINIUM PROPERTY ACT OF ILLINOIS

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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 Daniel E. McLean personally known to me to be the President of MCL/Central Station, Inc., and Marilyn Walsh personally known to me to be the 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 the President and Secretary, they signed and delivered the said instrument 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, on September 12, 1995.

IMPRESS
NOTARIAL SEAL
HERE

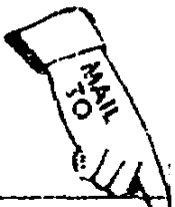


Eve Safarik

Notary Public

8/20/98
My Commission Expires

This instrument was prepared by Daniel E. McLean, 1337 W. Fullerton, Chicago, Illinois 60614.



Mail to: Ellen Benodin
1522-G S. Prairie Ave.
Chicago, IL 60605

Send subsequent Tax Bill To:
Ellen Benodin
1522-G S. Prairie Ave.
Chicago, IL 60605

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