### **UNOFFICIAL COPY**

WARRANTY DEFD Statutory (ILLINOIS) (Corporation to Individual)

96744220

THE GRANTOR, LINCOLN LOFTS, INC., an illinois corporation, a corporation created and existing under virtue of the taws of the State of Illinois and duly authorized to transport business in the State of Illinois, for and in consideration of the sum of Ten and No. 100 DOLLARS, and pursuant to proper authority of said corporation, CONVEYS AND WARRANTS In:

RELEN M. O'BRIEN 745 IRVING PARK RD. #28 CHICAGO, IL 60613

DEPT-01 RECORDING

\$23.50

- T40001 TRAN 5884 09/30/96 15:43:00
  - 47378 + RC +-96-744220
    - COOK COUNTY RECORDER

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

See Exhibit A attached hereto and made a part hereof. In Witness Whereof, Orantor has emised its nume to be signed to these presents by its President this 25th day of September, 1996. MNCOLN LOPTS, INC., an Illinois corporation CITY OF CHICAGO REAL ESTATE FRANSACTION TAX (0.413) President its: STATE OF ULLINOIS 88. COUNTY OF COOK I, the undersigned, a Norary Public, in and for the County and State aforesaid, DOMEREBY CERTIFY, that Alfred M. Klairmont, personally known to me to be the President of Lincoln Lofts, Inc., an Illinois compration, find personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President signed and delivered the said instrument to proper authority as their free and voluntary act, and we the free and voluntary act and deed of said corporation, for the uses and our years therein sai Cliven under my hand and official scal, this 25 day of September, 1996. atricia A Mocor Commission expires: This instrument was prepared by Alan B. Roth, 225 W. Waykor Drive, Suite 2600, Chicago, Illinois 60606 NEAL ROSS, ATTY W. Roth / E CAR STONE MAIL TO: 225 W. Wooker Drive, Suite 2600 "OFFICIAL SEAL" Chicago, Illinois 60005 PATRICIA T. MOROZ

Notary Public, State of Illinois My Commission Expires June 24, 1897

INCAPT ONTENS 30.00

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EXHIBIT A



#### LEGAL DESCRIPTION:

UNIT 319 IN LINCOLN LOFTS CONDOMINIUMS, AS DELINEATED ON THE SURVEY OF LOTS 3 THROUGH 13, INCLUSIVE, IN JOHN P. ALTGELD'S SUBDIVISION OF BLOCKS 1, 2, 3, 4, AND 7 AND THE NORTH 1/2 OF BLOCK 6 IN THE SUBDIVISION OF THAT PART LYING NORTHEASTERLY OF THE CENTER LINE OF LINCOLN AVENUE OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED SEPTEMBER 3. 1996 AS DOCUMENT 96672710, IN COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION.

#### PARCEL 2:

EXCLUSIVE RIGHT TO USE OF PARKING SPACE 40, A LIMITED COMMON ELEMENT AS SET FORTH IN DECLARATION OF COMPOMINIUM APORESAID.

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 calements for the benefit of said property set forth in the Declaration of Condominium and Declaration of Covenants Conditions, Restrictions and Easements aforesaid, and Grantor reserves the rights and essements set forth in who Declarations for the benefit of the remaining property described therein.

This doed is subject to all rights, casements, covenants, conditions, restrictions and reservations contained in said Declarations the same as though the provisions of said Declarations were recited and stipulated at length herein.

#### This deed is subject to:

- current non-delinquent real estate taxes and taxes for subsequent years; 1.
- 2. the Declaration of Condominium:
- the Declaration of Covenants, Conditions, Restrictions and Easements; 3.
- public, private and utility easements; 4.
- 5. covenants, conditions, restrictions of record; applicable zoning and building laws, ordinances and restrictions:
- applicable zoning and building laws, ordinances and restriction; 6.
- 7. roads and highways, if any:
- acts done or suffered by the Grantee; and 8.
- 9. Grantee's mortgage.

Commonly Known As:

3151 North Lincoln Avenue, Chicago, IL 60657

Permanent Index Nos: 14-29-100-002, 14-29-100-003, 14-29-100-004, and 14-29-100-005

APNAME NOTTO 0(P1.4)) Cook County REVENUE

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Carly Salver