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Prepared by:

97274954

J. Kevin Baldwin
Office of the Special Deputy Receiver
222 Merchandise Mart Plaza
Chicago, Illinois 60654

DEPT-01 RECORDING 128.00
T#0012 TRAN 4771 04/21/97 14:52:00
48595 # CG *-97-274954
COOK COUNTY RECORDER

After Recording Return to:

JEFFREY L. PICKLIN
1500 W. Shore Drive
Arlington Heights, IL
60015

SPECIAL WARRANTY DEED

This Special Warranty Deed, made as of April 15, 1997 between Inter-American Insurance Company of Illinois, In Liquidation, whose address is c/o Office of the Special Deputy Receiver, 222 Merchandise Mart Plaza, Suite 1450, Chicago, Illinois 60654 ("Grantor") and Jerry M. Levin, whose address is 2400 Asbury, Northbrook, IL. (Grantee):

25.00
ca

WITNESSETH:

Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is acknowledged, grants, sells and conveys to Grantee, its successors and assigns, the lots, tracts or parcels of land in the City of Chicago, County of Cook, State of Illinois, described in Exhibit "A" attached hereto and commonly known as parking space L-15 in the Vesigate Condominium, Chicago, Illinois, subject to the matters set forth herein.

TO HAVE AND TO HOLD such premises with all and singular, the rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining (including all hereditaments, privileges, tenements, and appurtenances belonging or appertaining to such premises, all right, title and interest of Grantor in and to all open or proposed highways, streets, roads, avenues, alleys, easements strips, gores and rights-of-way in, on, across, in front of, contiguous to, abutting or adjoining such premises. Grantor covenants that such premises are free and clear from any claim or encumbrance caused by the acts or omissions of Grantor from and after July 12, 1995 and that Grantor will warrant and defend the title to such premises to Grantee against lawful claims and demands of all persons claiming by, under or through Grantor caused by the acts or omissions of Grantor from and after July 12, 1995.

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BOX 333-CTI

765817/11003
DB
18354L


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IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed on the date first written above.

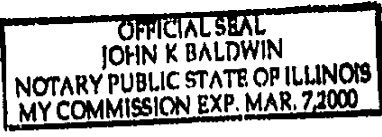
Inter-American Life Insurance Company,
In Liquidation.

BY: 
Peter G. Gallanis, in his capacity as
Special Deputy Liquidator of Inter-
American Insurance Company of Illinois,
In Liquidation

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, John K Baldwin, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Peter G. Gallanis, personally known to me to be the Special Deputy Liquidator of Inter-American Insurance Company of Illinois, and 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 acknowledged that he signed and delivered said instrument as Special Deputy Liquidator of Inter-American Insurance Company of Illinois, as his free and voluntary act, and as the free and voluntary act and deed of said office, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 15 day of April, 1997.




NOTARY PUBLIC

My Commission Expires: _____

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PARCEL 1:

PARKING SPACE L-15 IN THE WESTGATE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 9, 10 AND 11 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PORTION OF SAID PROPERTY LYING ABOVE ELEVATION +15.76 (CITY OF CHICAGO DATUM), BEING CEILING OF BASEMENT AREA, AND LYING BELOW ELEVATION +27.80, BEING CEILING OF FIRST FLOOR, AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 9; THENCE NORTH ALONG THE WEST LINE OF LOTS 9 AND 10; 90.00 FEET; THENCE EAST PARALLEL TO THE SOUTH LINE OF LOT 9, 24.30 FEET; THENCE SOUTH, 12.00 FEET; THENCE EAST, 12.70 FEET; THENCE NORTH, 14.00 FEET; THENCE EAST, 89.09 FEET TO THE EAST LINE OF LOT 10; THENCE SOUTH, 35.00 FEET; THENCE WEST, 19.40 FEET; THENCE SOUTH 20.00 FEET; THENCE EAST, 19.40 FEET; THENCE SOUTH, 35.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 9; THENCE WEST, 126.08 FEET TO THE POINT OF BEGINNING,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER LR 3891819 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

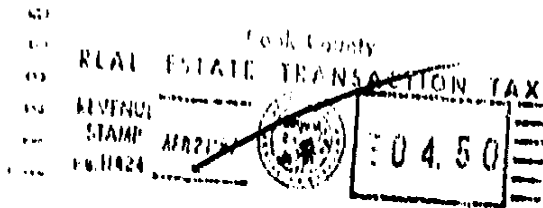
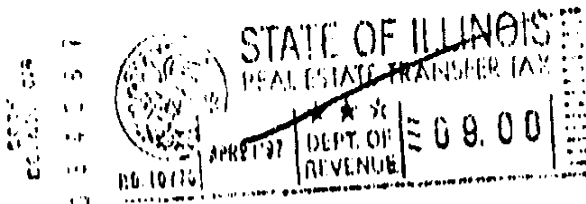
PARCEL 2:

NONEXCLUSIVE BASEMENT IN FAVOR OF PARCEL 1 FOR INGRESS AND EGRESS AS CREATED, LIMITED AND DEFINED IN DECLARATION OF BASEMENTS, RESTRICTIONS AND OPERATING AGREEMENTS DATED JUNE 21, 1990 AND FILED WITH THE REGISTRAR OF TITLES AS DOCUMENT LR 3891818 AND RECORDED WITH THE RECORDER OF DEEDS AS DOCUMENT 90303796 THROUGH, OVER AND ACROSS THE LOBBY AREA AND CORRIDOR BETWEEN THE ELEVATOR AND DOOR IN THE SOUTHEAST PORTION OF THE "COMMERCIAL PROPERTY"

**COMMONLY KNOWN AS 812 WEST VAN BUREN, CHICAGO,
OUTDOOR PARKING SPACE L-15**

17-17-228-020-1090

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