

SPECIAL WARRANTY DEED

97370064

THIS AGREEMENT made this 14th day of May, 1997, between PREFERRED INVESTMENTS, INC., 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, party of the first part, and ROBIN JOHNSON, 1132 Mansard Blvd., Griffith, Indiana 46319, party of the second part, WITNESSETH, that party of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to her 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 \$23.50
- T#0014 TRAN 2459 05/23/97 13:04:00
- #5475 # JW *-97-370064
- COOK COUNTY RECORDER

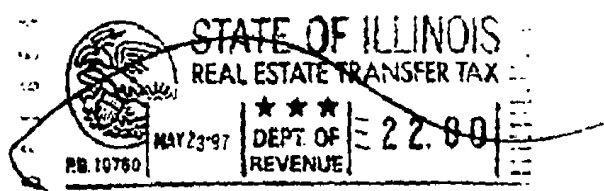
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Lot 13 in ^{Garner's} ~~Garner's~~ subdivision of Lots 34 to 42 inclusive in Block 6 in the H.B. Bryant's addition to Chicago, a subdivision of the West 1/2 of the Southwest 1/4 of Section 9, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

PERMANENT INDEX NUMBER: 20-09-324-009-000
COMMON STREET ADDRESS: 743 West 54th Street, Chicago, IL

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements and roads and highways, if any; party wall rights and agreements, if any; general real estate taxes for the year 1996 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 1997, and to any condition that would be revealed by a proper inspection and true survey as provided by Grantee.

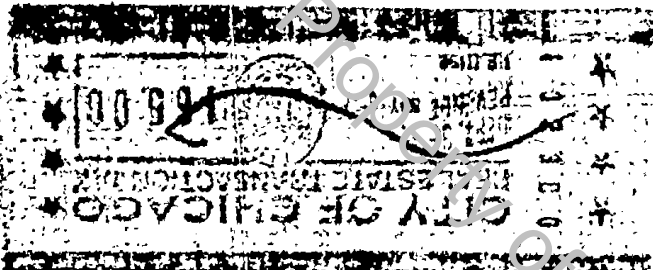
Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the 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, her heirs and assigns forever.



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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 person lawfully claiming, or to claim same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: only the matters contained herein but not otherwise.

IN WITNESS WHEREOF, said party of the first 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.



PREFERRED INVESTMENTS, INC.

BY: Gilbert Balin
Gilbert Balin, President

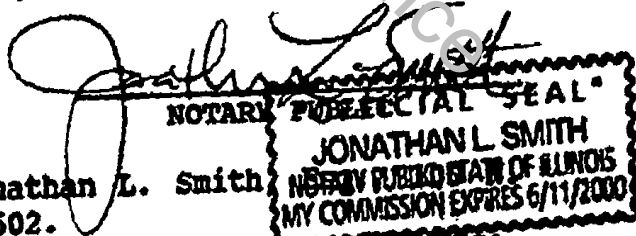
ATTEST: Gilbert Balin
Gilbert Balin, Secretary

State of Illinois)
County of Cook) ss

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that GILBERT BALIN, personally known to me to be the President and Secretary of Preferred Investments, Inc., an Illinois Corporation, 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 as such President and Secretary, he signed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation, as his 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 14th day of May, 1997.

Commission Expires 6/11/2000



This instrument was prepared by Jonathan L. Smith, LaSalle, Suite 1111, Chicago, IL 60602.

Send subsequent tax bills to:

Mail To: SAFIK IORIZI
19 S. LaSalle, 802
Chicago, IL 60603



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