UNOFFICIAL CO

THIS DOCUMENT PREPARED BY

Cynthia Jared, Esq. Sachnoff & Weaver, Ltd. 30 S. Wacker Dr. Chicago, IL 60606

1998-07-23 09:57:22 Cook County Recorder

Address of Real Estate:

111 E. Chestnut Unit 5500K Chicago, Illinois 60611

WARRANTY DEED

THE GRANTOR, CHESTNUT STREET HOLDINGS, LLC, a Delaware limited liability company, 600 N.
Pearl Street, Suite 1550, City of Dallas, State of Texas for and in consideration of Ten and 00/100 Pearl Street, Suite 1550, City of Dallas, State of Texas for and in consideration of Ten and 00/100 Dollars (\$10.00).hand paid, and CONVEYS WARRANTS THE to GRANTEE, Lester A. Messinger and Andrea T. Bascon, husband and wife, as Tenants

by the Entirety

having an address of 1555 N. Dearborn St., Chicago, IL 60610 the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT 5500K IN THE 111 EAST CHESTNUT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1, 1*, 1A, 1A*, 1B, 1B*, 1C, 1C*, 1D, 1D*, 1E, 15, 1F*, 1H, 1J, 1K, 1L, 1M, AND 1N, IN THE MARIA GOULETAS' SUBDIVISION, BEING A SUBDIVISION IN THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "AT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0407/1563; TOGETHER WITH EACH SUCH UNIT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

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; 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.

Subject to: general real estate taxes not due and payable at the time of closing; special taxes or assessments for improvements not yet completed after the Contract Date; building, building line, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the Premises; public and utility easements which serve the Premises; public roads and highways, if any; all rights, easements, restrictions, conditions and reservations of record or contained in the declaration and a reservation by the 111 East Chestnut Condominium Association (the "Association") to itself and its successors and assigns, for the benefit of all unit owners at the condominium, of the rights and easements set forth in the declaration; provisions of the Condominium Property Act of Illinois (the "Act"); acts done or suffered by Buyer, or any claiming, by,

BOX 333-CTI

UNOFFICIAL	COPSY41219 Page 2 of 3
war, and lione and other matters as to	ومريوها ومروان والمستوم ومريوسا والالا وبالإيوان

through, or under Buyer; and liens and other matters as to which the title insurer commits to insure Buyer against loss or damage, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

DATED this 14 day of May, 19	99_7
CHESTNUT STREET HOLDINGS, LLC, a Delaware limited liability company BY: Hudson Asset management, Inc. a Texas corporation, its managin	The second secon
By: /m/lace President	Cook County
STATE OF TEXAS) SS COUNTY OF Daya)	FEAL FSTATE TENTISACTION TAX
Member of Chestnut Street Holdings, name is subscribed to the foregoing acknowledged that he signed, sealed as	riblic in and for said County, in the State aforesaid, CERTIFY of Hudson Asset Management, Inc., being the Managing LLC, personally known to me to be the same person whose instrument, appeared before me this day in person, and not delivered the instrument as his free and voluntary act, and tration on behalf of said limited liability company, for the uses
Given under my hand and notari	al seal, this 14 day of way , 1997.
manufacture estant en manuscaturationom DANET 3. PASES TO TO TO TO TO THE SECOND	Notary Public)
My commission expires on	, 19
PIN NUMBERS:	C
1Z-03-225-031-090 17-03-225-032-000 17-03-225-033-000 17-03-225-034-000 17-03-225-035-000 17-03-225-036-000 17-03-225-038-000	17-03-225-039-000 17-03-225-040-000 17-03-225-041-000 17-03-225-042-000 17-03-225-043-000 17-03-225-044-000 17-03-225-045-000
17-03-243-030-000	V1903-223-040-000

17.03.225.078.1424,1426

UNOFFICIAL COP9641219 Page 3 of 3 SEND SUBSEQUENT TAX BILLS TO: MAIL TO: Fern Zitter L. Messinger Chicago

OR

RECORDER'S

OFFICE

BOX

NO.

Property of County Clerk's Office