WARRANTY DEED

STATUTORY (ILLINOIS)
CORPORATION TO INDIVIDUAL

. DEPT-01 RECORDING

\$29.00

- . T\$0009 TRAN 2304 05/05/98 10:28:00
- #5772 もRC ※一夕8~366755
- . COOK COUNTY RECORDER

THE GRANTOR, River East, L.L.C., A Delaware Limited Liability Company, 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

TAMARA LYNN HOOVER
of 440 NORTH MCCLURG COURS, UNIT 602, CHICAGO, IL 60611



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 HEFETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 17-10-219-002; 17-10-219-003; 17-10-219-004

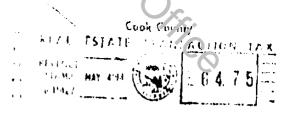
Address of Real Estate: 440 NORTH MCCLURG COURT, UNIT 602-S, Chicago, IL 60610

In Witness Whereof, said Grantor has caused its name to be signed to these presents by Tamara M. Laber, Vice-President of MCL Companies of Chicago Inc., River East, L.L.C., this 27TH day of January, 1993.

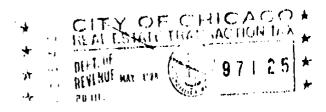
River East, L.L.C., A Delaware Limited Liability Company

By: MCL Companies of Chicago, Inc., an Illinois Corporation, Manager

By: Tamara M. Laber, Vice-President







BOX 333-CTI

State of Illinois, County of COCK, ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Tamara M. Laber personally known to me to be the Vice-President of MCL Companies of Chicago, Inc., Manager of River East, L.L.C., 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 the Vice-President she signed and delivered the said instrument pursuant to authority given by the Board of Directors of said company, as her free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, on January 27, 1998.

IMPRESS NOTARIAL SEAL HERE

My Commission Expires

"OFFICIAL SEAL"
PATRICIA A MOORE
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/17/2001

Notary Public

)836675

This instrument was prepared by MCL Companies of Chicago, Inc., 1337 W. Fullerton, Chicago, Illinois 60614.

Mail to: LAW OFFICES

ROCHELLE GRIMBAU

239 WELL-RAM JOHN BOOK

PHINARY HILDER 60006

312 781 9173

Send subsequent Tax Bill To:

THMARA L. HOOVER

440 N. MCCLURG COURT

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WARRANTY DEED EXHIBIT A

The Purchaser of the Unit was the Tenant of the Unit prior to the Property of Cook County Clark's Office conversion of the building to a Condominium.

9836675

LEGAL DESCRIPTION

PARCEL 1:

*Unit 602-S PARCEL 1:IN CITYVIEW CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF CITY FRONT PLACE CENTER RESURDIVISION IN THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97804544 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

PARCEL 2: A NON-EXCLUSIVE EASEMENT OR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, 198 AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED OCTOBER 28, 1997 AS DOCUMENT NUMBER 97804543.

GRANTOR ALSO HERER GRANTS TO THE 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 OF 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

SUBJECT TO: REAL ESTATE TAXES NOT YET DUE AND PAYABLE; SUBJECT ONLY TO THE FOLLOWING PROVIDED THE SAME DO NOT INTERFERE WITH BUYERS INTENDED USE OF THE PROPERTY AS A CONDOMINIUM RESIDENCE FOR A SINGLE FAMILY; NONLING AND BUILDING LAWS OR ORDINANCES; COVENANTS, CONDITIONS, RESTRICTIONS AND UTILITY EASEMENTS OF RECORD, PROVIDED THE PROPERTY IMPROVEMENTS DO NOT VIOLATE OR ENCROACH THEREON; ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND RESERVATIONS OF RECORD OR CONTAINED IN THE DECLARATION AND VIOLATE OR ENCROSSIONS AND RESERVATIONS
A RESERVATION BY CITYFRONT PLACE CONDOCT
ASSOCIATION") TO ITSELF AND ITS SUCCESSORS AND GOOD
ALL UNIT OWNERS AT THE CONDOMINIUM, OF THE RIGHTS AND EASEMENT
FORTH IN THE DECLARATION; DECLARATION OF COVENANTS, CONDITIONS,
RESTRICTIONS AND EASEMENTS, AS AMENDED FROM TIME TO TIME THE "DECLARATION
OF EASEMENTS"); DECLARATION OF DEVELOPMENT RIGHTS AND RESTRICTIONS MADE BY
THE CHICAGO DOCK AND CANAL TRUST RECORDED FERRUARY 26, 1997 & DOCUMENT
OF CHICAGO DOCK AND CANAL TRUST RECORDED DECEMBER 31, 1985 AS DOCUMENT
RIGHTS AGREEMENT RECORDED DECEMBER 31, 1985 AS

AND FILED DECEMBER 31, 1985 AS DOCUMENT NUMBER
AND FILED DECEMBER 31, 1985 AS DOCUMENT NUMBER
AND CANAL TRUST, AN ILLINOIS

CONTROL OF THE UNITED

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CONTROL OF THE UNITED "ACT"); MUTUAL GRANT OF EASEMENT DATED DECEMBER 18, 1986 AND RECORDED AS DOCUMENT NUMBER 87106321; TERMS AND PROVISIONS IN THE DECLARATION OF PROTECTIVE COVENANTS FOR CITYFRONT CENTER EAST, CHICAGO, ILLINOIS RECORDED AUGUST 31, 1989 AS DOCUMENT NUMBER 89410218 AND FIRST AMENDED RECORDED DECEMBER 20, 1989 AS DOCUMENT NUMBER 89608952; THE TERMS AND PROVISIONS OF ORDINANCE DATED NOVEMBER 26, 1986 RECORDED AS DOCUMENT 87106319; THE TERMS PROVISIONS AND CONDITIONS OR PLANNED DEVELOPMENT ORDINANCE NUMBER 368 ADOPTED NOVEMBER 6, 1985; THE TERMS OUTLINED IN CHICAGO PLAN COMMISSION APPROVAL DATED SEPTEMBER 12, 1985 UNDER THE LAKEFRONT PROTECTION ORDINANCE CITY OF CHICAGO DEPARTMENT OF PLANNING GUIDELINES ISSUED FOR CITYFRONT CENTER DATED SEPTEMBER, 1985; THE ENCROACHMENT BY WALL LIGHTS AND SIGN OVER THE WEST LINE OF THE PARCEL ONTO NORTH NEW STREET; ENCROACHMENT BY

METAL SIGN POLES, CONCRETE CURBING, BRICK WALL AND BRICK CANOPY OVER THE 'EAST LINE OF THE LAND BY UNDISCLOSED DISTANCES; RIGHTS OF THE TENANT OTHER THAN BUYER ("EXISTING TENANT") UNDER THE EXISTING LEASE OF THE RESIDENTIAL 'UNIT, IF ANY ("EXISTING LEASE") AND SUCH OTHER MATTERS AS TO WHICH THE LITTLE INSURER COMMITS TO INSURE COMMITS TO INSURE BUYER AGAINST LOSS AND DAMAGE

Property of County Clerk's Office

98366755