

UNOFFICIAL COPY

WARRANTY DEED



99591262

5804/0045 63 001 Page 1 of 3
1999-06-21 10:13:16
Cook County Recorder 25.00

GRANTOR, 1500 KINGSBURY LIMITED PARTNERSHIP, an Illinois Limited Partnership, City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, CRAIG A. BURMAN, of 155 North Harbor Drive, Unit 3603, Chicago, Illinois 60601, all interest in the following described real estate:

FOR RECORDER'S USE

SEE BACKSIDE FOR LEGAL DESCRIPTION

PIN: 17-10-401-005-1771

Common Address: 155 North Harbor Drive, Unit 1C8B, Chicago, Illinois 60601

SUBJECT TO: (1) Covenants, conditions, and restrictions of record; (2) private, public and utility easements and roads and highway, if any; (3) party wall rights and agreements, if any; (4) mortgage or trust deed specified below, if any; (5) General taxes for the year 1998 and subsequent years; (6) Declaration of Condominium, Condominium Property Act and installment due after closing established pursuant to Condominium Declaration; hereby releasing and waiving all rights under and by virtue of Homestead Exemption Laws of the State of Illinois.

3/13

TO HAVE AND TO HOLD, the above granted premises unto the GRANTEE(S) forever

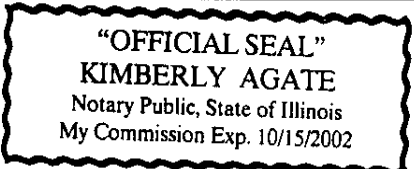
Dated: 6-8-99

VICTOR G. PETERSON,
General Partner of Kingsbury Limited Partnership

JEAN A. PETERSON,
General Partner of Kingsbury Limited Partnership

STATE OF ILLINOIS, COOK COUNTY, ss. The foregoing instrument was acknowledged before me by VICTOR G. PETERSON and JEAN A. PETERSON, General Partners of Kingsbury Limited Partnership, This 8th day of June, 1999.

NOTARY PUBLIC



Prepared by: James J. Kash, 6545 West Archer Avenue, Suite 4, Chicago, Illinois 60638

Return to: William A. Pomerantz, Two North LaSalle Street, Suite 610, Chicago, Illinois 60602

TAX BILL: 155 N. HARBOR DRIVE # 3603 CHICAGO IL 60601

BOX 333-CTI

7818 673
CF
No Abstract
1992

PARCEL 1:

UNIT NUMBER 1-"C" - 8-"B" IN 155 HARBOR DRIVE CONDOMINIUM AS DELINEATED ON SURVEY OF:

LOTS 1 AND 2 IN BLOCK 2 IN HARBOR POINT UNIT NUMBER 1, BEING A SUBDIVISION OF PART OF THE LANDS LYING EAST OF AND ADJOINING THAT PART OF THE SOUTHWEST FRACTIONAL $\frac{1}{4}$ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, INCLUDED WITHIN FILED IN THE OFFICE OF THE REGISTRAR OF TITLES DEARBORN ADDITION TO CHICAGO, BEING THE WHOLE OF THE SOUTHWEST FRACTIONAL $\frac{1}{4}$ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH ALL OF THE LAND, PROPERTY SPACE OCCUPIED BY THOSE PARTS OF BELL, CAISSON, CAISSON CAP AND COLUMN LOTS 1-"A", 1-"B", 1-"C", 2-"A", 2-"B", 2-"C", 3-"A", 3-"B", 3-"C", 4-"A", 4-"B", 4-"C", 5-"A", 5-"B", 5-"C", 6-"A", 6-"B", 6-"C", 7-"A", 7-"B", 7-"C", 8-"A", 8-"B", 8-"C", 9-"A", 9-"B", 9-"C", "M" - "LA", AND "MA" "LA" OR PARTS THEREOF, AS SAID LOTS ARE DEPICTED, ENUMERATED AND DEFINED ON SAID PLAT OF HARBOR POINT UNIT NUMBER 1, FALLING WITHIN THE BOUNDARIES, PROJECTED VERTICALLY UPWARD AND DOWNWARD OF SAID LOT 1 IN BLOCK 2 AFORESAID, AND LYING ABOVE THE UPPER SURFACE OF THE LAND, PROPERTY AND SPACE TO BE DEDICATED AND CONVEYED TO THE CITY OF CHICAGO FOR UTILITY PURPOSES,

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY LAWS FOR THE 155 HARBOR DRIVE CONDOMINIUM ASSOCIATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 58912 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22935653 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST AND SPACE COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AS AMENDED, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS OF ACCESS FOR THE BENEFIT OF PARCEL 1 AFORESAID THROUGH, OVER AND ACROSS LOT 3 IN BLOCK 2 OF SAID HARBOR POINT UNIT NUMBER 1, ESTABLISHED PURSUANT TO ARTICLE III OF DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR HARBOR POINT PROPERTY OWNERS ASSOCIATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 58912 AND UNDER TRUST NUMBER 58930, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22935651 (SAID DECLARATION HAVING BEEN AMENDED BY FIRST AMENDMENT THERETO RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22935652) AND AS CREATED BY DEED FROM CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 17, 1971, AND KNOWN AS TRUST NUMBER 58912 TO ROBERT W. McLALLEN DATED JUNE 19, 1981, AND RECORDED AUGUST 19, 1981, AS DOCUMENT NO. 25972711.

PARCEL 3:

EASEMENT OF SUPPORT FOR THE BENEFIT OF PARCEL 1 AFOREDESCRIBED AS SET FORTH IN RESERVATION AND GRANT OF RECIPROCAL EASEMENTS, AS SHOWN ON THE PLAT OF HARBOR POINT UNIT NUMBER 1, AFORESAID, AND AS SUPPLEMENTED BY THE PROVISIONS OF ARTICLE III OF DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR THE HARBOR POINT PROPERTY OWNERS ASSOCIATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NO. 58912 AND UNDER TRUST NO. 58930 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 22935651 (SAID DECLARATION HAVING BEEN AMENDED BY FIRST AMENDMENT THERETO RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22935652) ALL OF COOK COUNTY, ILLINOIS AND AS CREATED BY DEED FROM CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE AGREEMENT DATED NOVEMBER 17, 1971, KNOWN AS TRUST NUMBER 58912 TO ROBERT W. McLALLEN DATED JUNE 19, 1981, AND RECORDED AUGUST 19, 1981, AS DOCUMENT NO. 25972711, IN COOK COUNTY, ILLINOIS.

COOK
CO. NO. 016
290824

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

JUN 11 '99

DEPT. OF REVENUE

101.50

RB. 10689

319267

Cook County

REAL ESTATE TRANSACTION TAX

REVENUE STAMP JUN 11 '99

P.D. 11427

50.75

★ — CITY OF CHICAGO ★
★ — REAL ESTATE TRANSACTION TAX ★
★ — 3 — DEPT. OF REVENUE JUN 15 '99 ★
★ — 7 — REVENUE P.D. 11193 ★
★ — 1 — 761.25 ★

Property of Cook County Clerk's Office