Cook County Recorder





WARRANTY DEED

The Grantor, CAPITOL HILL LOFTS, INC., an Illinois corporation, for and in consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, conveys and warrants to December D. Unabia and Santina C Unabia, husband and wife, not as joint tenants or tenants in common, but as tenants by the entirety of Capito' Hill Lofts Condominium the following described real estate situated in the County of Cook in the State of Illinois, to wit:

[See Attached Exhibit A]

Grantor also hereby grants to Grantee(s), their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Cordominium Declaration and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in the Declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, restrictions, conditions, covenants, and reservations contained in the Declaration the same as though the provisions of the CAS OFFICE Declaration were recited and stipulated at length herein.

SUBJECT TO:

- 1. Real Estate taxes not yet due and payable;
- 2. The Illinois Condominium Property Act;
- 3. The Declaration of Condominium Ownership for Capitol Hill Lofts Condominium;
- 4. Covenants, conditions and restrictions and building lines of record;
- 5. Easements existing or of record;
- 6. Acts done or suffered by Grantee(s);

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- 7. Existing leases of or licenses with respect to portions of the Common Elements, if any; and
- 8. Special taxes or assessments or installations thereof, not due and payable.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s):17-16-118-001;17-16-118-002 17-16-500-035-8001;17-16-500-035-8002

Address(es) of Real Estate:

Residential Unit No.813 Parking Space No. 28 Capitol Hill Lofts Condominium 625 West Jackson Chicago, Illinois 60661

Dated this 30th day of October, 2000 or Coot

CAPITOL HILL LOFTS, INC.,

An Illinois corporation

STATE OF ILLINOIS)) SS

COUNTY OF COOK)

I, Maribel Baeza, a notary public in and icr said County in the State aforesaid, DO HEREBY CERTIFY that Maurice Sandermar personally known to me to be the President of Capitol Hill Lofts, Inc., a corporation, and Maribel Baeza personally known to me to be the Assistant Secretary of said consolation, and personally known to me to be the same persons whose names are subscribed to are foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Assistant Secretary, they signed and delivered the said instrument and caused the corporate seal to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act and as the free and voluntary act and deed of said corporation, for uses and purposes therein set forth.

Given under my hand and official seal, this 30th October, 2000

Commission expires: January 1, 2004.



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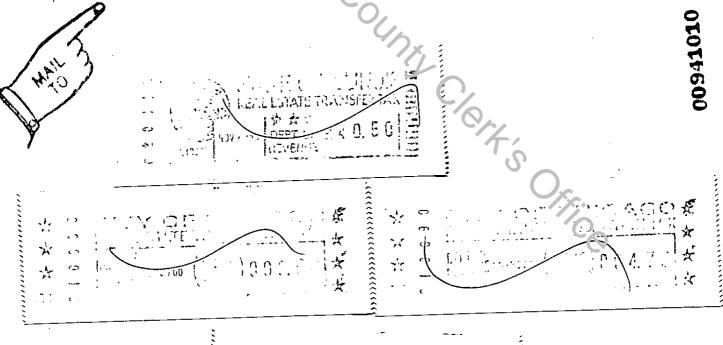
This instrument was prepared by:

Brian Meltzer
MELTZFR, PURTILL & STEELE
1515 East Woodfield Road
Suite 250
Schaumburg, Chinois 60173
(847) 330-2400

AFTER RECORDING, MAIL 70.

SEND SUBSEQUENT TAX BILLS TO:

December Unabia 625 West Jackson #813 Chicago, IL 60661 December Unabia 625 West Jackson #813 Chicago, IL 60661



Cook County

REAL ESTATE TRANSACTION TAX

REVENUE

ASTAMS. No. 20100 1 2 0. 2 5

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EXHIBIT A

UNIT NUMBER <u>813</u> IN THE CAPITOL HILL LOFT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

ALL OR FARTS OF LOFTS 1, 4, 5, AND 8 IN BLOCK 28 IN SCHOOL SECTION ADDITION 10 CHICAGO SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD FLINCIPAL MERIDIAN,

WHICH SURVEY IS A STATCHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINUM RECOKDED AS DOCUMENT NUMBER 00,494269; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

THE RIGHT TO USE OF <u>P28</u>, A LIMITED COMMON ELEMENT. AS DELINEATED ON THE SURVEY ATTACHED TO THE AFOXEMENTIONED DECLARATION.

Grantor also hereby grants to Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easement. For one benefit of said property set forth in the Declaration, and Grantor reserves to itself, its successors and as against, the right and easements set forth in the Declaration for the benefit of the remaining property described one ein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in the Declaration the same as though the provisions of the Declaration were and stipulated at length herein.