

WARRANTY DEED



THE GRANTOR,
GLENBASE VENTURE,
an Illinois general partnership
2550 Waukegan Road #220
Glenview, IL 60025

For and in consideration of
the sum of Ten and No/100ths Dollars,
and other good and valuable consideration
in hand paid, conveys and warrants to:

ANTHONY:KAPLUNOV and LADA KAPLUNOV,
husband and wife, not as tenants
in common or joint tenants but as
Tenants By The Entirety

(Reserved for Recorder's Use Only)

2727 Langley Circle #403-038, Glenview, IL 60025
the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

(See Legal Attached Hereto)

Permanent Real Estate Index Number: 04-34-100-001-0000 (underlying)

Address of Real Estate: 2727 Langley Circle #403-038, Glenview, IL 60025

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice-President, and attested by its Asst. Secretary, this 4th day of December, 2000.

E-GLENBASE CORP., an Illinois corporation being the Managing Member of GLENBASE PARTNERS, LLC, a general partner in GLENBASE VENTURE,

By: Warren A. James Vice-President

Attest: John H. Jackson Asst. Secretary

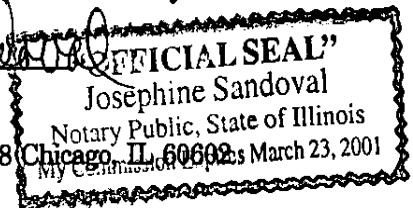
State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the County, in the State aforesaid, DO HEREBY CERTIFY that Warren A. James personally known to me to be the Vice President of E-GLENBASE CORP., the Managing Member of GLENBASE PARTNERS, LLC, a general partner in GLENBASE VENTURE, an Illinois general partnership, and John H. Jackson, personally known to me to be the Assistant Secretary of said Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and Asst. Secretary, they signed and delivered the said instrument, 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 the uses and purposes therein set forth.

Given under my hand and official seal, this 4th day of Dec, 2000

Impress
Notary Seal

Commission expires 3-23-2001

NOTARY PUBLIC



This instrument was prepared by: John H. Jackson, 2 N. LaSalle St., Ste. 1808 Chicago, IL 60602

7889377013011
200691300

2 JL

Mail to: Mr. Gene Galperin
555 Skokie Blvd. #500
Northbrook, IL 60062

Send subsequent tax bills to:
ANTHONY KAPLUNOV
2727 LANGLEY CIRCLE
GLENVIEW, IL 60025

BOX 333-CT

UNOFFICIAL COPY

00963325
00963325

PARCEL 1:

LOT 403-038 IN THE SOUTHGATE ON THE GLEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN LOTS IN GLENBASE SUBDIVISION UNIT 1, BEING A SUBDIVISION OF LOTS 27 AND 28 IN GLENVIEW NAVAL AIR STATION SUBDIVISION NO. 2, BEING A SUBDIVISION OF PART OF SECTIONS 15, 21, 22, 23, 26, 27, 28 & 34, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR SOUTHGATE ON THE GLEN CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00717613, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT OVER AND UPON THE COMMON PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION AFORESAID.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS 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 DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

COOK
CO. NO. 016
312099
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEC-5'00
DEPT. OF REVENUE
305.00
PR. 10586

340144
Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP DEC-5'00
P.O. 11427
152.50