

SPECIAL WARRANTY DEED
(Individual)

UNOFFICIAL COPY 00036806

7182/0039 33 001 Page 1 of 3
2000-01-14 11:21:35
Cook County Recorder 25.50

99-06 40
THIS INDENTURE, made this
16th day of November,
19 99 between WASHINGTON
BOULEVARD, L.L.C., a limited
liability company created and existing
under and by virtue of the laws of the
State of Illinois and duly authorized to
transact business in the State of Illinois,
party of the first part, and, Jane L. Garras, single woman, divorced,
300 Westline Dr., Alameda, CA 94501
party of the second part, WITNESSETH,
that the party of the first part, for and in
consideration of the sum of Ten and 00/100
(\$10.00) dollars and good and valuable consideration in hand paid by the party of the second part, the receipt whereof is
hereby acknowledged, and pursuant to authority of the Manager of grantor, by these presents does REMISE, RELEASE,
ALEIN AND CONVEY unto the party of the second part, and to their heirs and assigns FOREVER, all the following
described real estate, situated in the County of Cook and State of Illinois known as and described as follows:



00036806

SEE ATTACHED LEGAL DESCRIPTION

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of , in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Real Estate Taxes not yet payable, special taxes or assessments for improvements not yet completed, easements, covenants, agreements, conditions, restrictions and building lines of record and party wall rights, easements of record; the plat, act of grantee; Illinois Condominium Property Act

Permanent Real Estate Index Number: Part of 17-08-443-038

Address of Real Estate: 16 N. May, Unit 544, Chicago, IL 60607

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its Manager, the day and year above written.

City of Chicago

Dept. of Revenue

218972

01/14/2000 10:36 Batch 07228 17



Real Estate

Transfer Stamp

\$2,493.75

WASHINGTON BOULEVARD L.L.C.
an Illinois limited liability company

By:
Its: Manager

(3)

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

00036806

I, the undersigned a Notary Public, in and for said County, in the State aforesaid, do hereby certify that ^{Greg Teague} ~~Richard H. [illegible]~~ as Manager of Washington Boulevard L.L.C., an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager appeared before me this day in person and acknowledged that he signed and delivered said instrument as his own free and voluntary act and as the free and voluntary act of said company, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 16th day of November, 1999.

Benita Lopez
Notary Public

My Commission Expires: 5-13-03

This instrument was prepared by:



Thrush Realty
357 W. Chicago Avenue
Chicago, IL 60610

Mail To:

Send Subsequent Tax Bills To:

Jane L. Garras ^{410 Janet L. Schwabers}
~~16 N. May, Unit 544~~ 1328 Main St
~~Chicago, IL 60607~~ Crete, IL 60417

FP326660		#0000007824		REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	
00332.50				JAN. 14.00	
REAL ESTATE TRANSFER TAX				STATE OF ILLINOIS	
COOK COUNTY REAL ESTATE TRANSACTION TAX				REAL ESTATE TRANSFER TAX	
JAN. 14.00				00166.25	
REVENUE STAMP				FP326670	



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FILE NUMBER:
99-0858

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SCHEDULE A CONTINUED

LEGAL DESCRIPTION:

PARCEL A:

UNIT NUMBER ⁵⁴⁴ IN BLOCK "X" CONDOMINIUM AS DELINEATED ON A SURVEY OF PART OR PARTS OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PARCEL 1:

LOTS 1 THROUGH 11 IN CARPENTER AND STRONG'S RESUBDIVISION OF LOTS 1 TO 10 IN SUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 12, 13, 16, 17, 20, 21, AND 24 IN CARPENTER'S RESUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOTS 1 TO 8 IN THE SUBDIVISION OF LOTS 11, 14, 15, 18, 19, 22 AND 23 IN CARPENTER'S RESUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AND ALL PUBLIC ALLEYS LYING BETWEEN THE ABOVE REFERENCED PARCELS;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98977346 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL B:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE ⁸³, A LIMITED COMMON ELEMENT AS SET FORTH IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98-977346.

*Roof Rights as Ed
and designated Survey.*