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2001-02-16 12:18:58
Cook County Recorder 25.50



WARRANTY DEED

THE GRANTOR **OGDEN PARTNERS MADISON, LLC.**, an Illinois Limited Liability Company, organized under the laws of the State of Illinois, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid conveys and warrants to:

Anne Marie Rice, 1 East Delaware Place, Apt. 29E, Chicago, Illinois 60611, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (see attached for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD** said premises forever. **SUBJECT TO:** General taxes for 2000 and subsequent years.

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Permanent Index No.: 17-17-206-001-0000, 007, 008, 011, 012

Address: 949 W. Madison Street, Unit B-401 and PB-5, Chicago, IL 60607

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

No Tenant had any right of first refusal or option to purchase.

Dated: February 15, 2001

City of Chicago Dept. of Revenue
245419
02/16/2001 11:31 Batch 05055 30



Real Estate Transfer Stamp
\$2,160.00

OGDEN PARTNERS MADISON, LLC.
By: Ogden Partners, Inc. fka Ogden Partners North, Inc., Manager

By: *Mark R. Ordower*
Mark R. Ordower, President

This Instrument prepared by: Mark Ordower, 939 W. Madison, #503, Chicago, IL 60607

STATE TAX
STATE OF ILLINOIS
FEB. 16. 01
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000023370
REAL ESTATE TRANSFER TAX
0028800
FP 326660

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
FEB. 16. 01
REVENUE STAMP

0000047240
REAL ESTATE TRANSFER TAX
0014400
FP 326670

3^M

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Mark R. Ordower, personally known to me to be the President of Ogden Partners, Inc. fka Ogden Partners North, Inc., Manager of Ogden Partners Madison, L.L.C., an Illinois limited liability company, appeared before me this day in person and severally acknowledged that as such President he signed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation, as his free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15 day of February, 2001.



Georgette Phillis
Notary Public

MAIL DEED TO:



SEND SUBSEQUENT TAX BILLS TO:

RONALD A TASH

ANNE MARIE RICE

640 N. LA SALLE

949 W. MADISON ST. B401

CHICAGO, IL 60610 5670

CHICAGO, IL 60607

LEGAL DESCRIPTION OF THE PROPERTY

UNIT NUMBERS B-401 and PB-5 IN THE MADISON CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: LOT 3 IN BLOCK 4 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: LOTS 1, 2, 3, 4, AND 5 IN SUPERIOR COURT PARTITION OF LOTS 1 AND 2 OF BLOCK 4 OF DUNCAN'S ADDITION TO CHICAGO, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: LOTS 14, 15 AND 16 IN BLOCK 4 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99831947, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

GRANTOR FURTHER GRANTS TO GRANTEE, 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 AFOREMENTIONED DECLARATION, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATIONS FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

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

Permanent Index Nos: 17-17-206-001-0000
 ~~17-17-206-007-0000~~
 ~~17-17-206-008-0000~~
 ~~17-17-206-011-0000~~
 ~~17-17-206-012-0000~~

Commonly Known As: 949 W. Madison Street, Unit B-401 and PB-5, Chicago, Illinois