

UNOFFICIAL COPY

0010358573

Special Warranty Deed

Statutory (Illinois)
Corporation to Individual

1887/0032.07.001 Page 1 of 2

2001-05-01 10:31:03

Cook County Recorder 23.00

The GRANTOR, The Apex Group, L.L.C.,
an Illinois Limited Liability Company



0010358573

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, for and in consideration of Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority given by the Members of said limited liability company, CONVEYS and WARRANTS to

Terry Regas of 1220 Bryce Place, Downers Grove, Illinois 60515

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Parcel 1: Units Nos. 5C and P-1 in the 1111 Madison Condominium as delineated on a survey of the following described real estate: Lots 1 through 6 in S. S. Hayes Subdivision of Block 2 in Canal Trustees Subdivision of the West 1/2 and the West 1/2 of the Northeast 1/4 of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian; which survey is attached as Exhibit "D" to the Declaration of Condominium recorded as document number 0010048784 together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2: The (exclusive) right to the use of S-20, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as document number 0010048784.

SUBJECT TO: General real estate taxes for 2000 and thereafter.

Permanent Real Estate Index Number(s): 17-17-200-017-0000; 17-17-200-018-0000;
17-17-200-019-0000; 17-17-200-020-0000;
17-17-200-021-0000; 17-17-200-022-0000 (affects underlying land)

Address(es) of Real Estate: 1111 W. Madison, Unit 5C, Chicago, Illinois 60607

Grantor also hereby grants to the Grantee, its successors and assigns, 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 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.

BOX 333-CTI

UNOFFICIAL COPY 10358513

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 Member/Manager, this 20th day of April, 2001.

THE APEX GROUP, L.L.C.

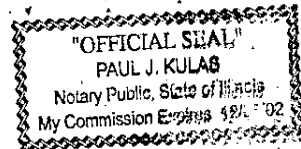
By: _____

[Signature]
Member/Manager

State of Illinois)
)
County of Cook)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Jerry Kulas, personally known to me to be the Member/Manager of The Apex Group, L.L.C., and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Member/Manager, he signed and delivered the said instrument pursuant to authority given by the Member/Managers of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth

Given under my hand and seal, this 20th day of April, 2001.



Commission expires: 12-8-2002

[Signature]
Notary Public

This instrument prepared by: Law Offices of Kulas & Kulas, 2329 W. Chicago, Chicago, Illinois 60622

CITY TAX



APR.25.01

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000003496

REAL ESTATE
TRANSFER TAX

0184125

FP 102805

STATE OF ILLINOIS



APR.26.01

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000007108

REAL ESTATE
TRANSFER TAX

0024350

FP 102808

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



APR.26.01

REVENUE STAMP

0000007115

REAL ESTATE
TRANSFER TAX

0012275

FP 102802

Mail to:

Dean Gournis, Esq.
100 N. LaSalle Street, Suite 2215
Chicago, Illinois 60602

Send subsequent tax bills to:

Terry Regas
1111 W. Madison St., Unit 5C
Chicago, Illinois 60607

103-666 X008