

Special Warranty Deed  
(Limited Liability Company to Individual)  
(Illinois)

0010382165  
2038/0006 10 001 Page 1 of 2  
2001-05-08 08:51:37  
Cook County Recorder 23.50



THIS AGREEMENT, made this 27th day of April, 2001, between Fair Sites, L.L.C., 820 Church Street, Suite 200, Evanston, IL 60201, 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 Ted D. Stux, 434 W. Armitage, #E, Chicago, IL 60614, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and no/100 Dollars and in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Managing Member of said company, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Lot 23 in Morton's Subdivision of Lots 1 to 5, 8, 9 and 10 of Breckenridge's Subdivision of Block 6 of F. Harding's Subdivision of the West Half of the Northeast Quarter of Section 11, Township 39 North, Range 13 East of the Third Principal Meridian in Cook County, Illinois.

Above Space for Recorder's Use Only

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the 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, her heirs and assigns forever.

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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, her 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 incumbered 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:

Permanent Real Estate Index Number(s): 16-11-209-037

Address(es) of Real Estate: Vacant Lot at 602 N. St. Louis, Chicago, Illinois

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Assistant Secretary, the day and year first above written.

Fair Sites, L.L.C. - an Illinois Limited Liability Company  
By: Urban Visions, Inc. - Its Managing Member

By [Signature]  
Vice President

Attest [Signature]  
Asst. Secretary

This instrument was prepared by Brian A. Burak, 820 Church Street, Suite 200, Evanston, IL 60201.

UNOFFICIAL COPY

COOK COUNTY 382165

WARRANTY DEED  
Corporation to Individual

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



REV. - 4.01

REVENUE STAMP

# 0000051763
REAL ESTATE TRANSFER TAX
00902.00
FP326670

STATE OF ILLINOIS

STATE TAX



REV. - 4.01

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000025494
REAL ESTATE TRANSFER TAX
00004.00
FP326660

City of Chicago  
Dept. of Revenue  
250177



Real Estate  
Transfer Stamp  
\$39.00

05/04/2001 10:56 Batch 05012 9

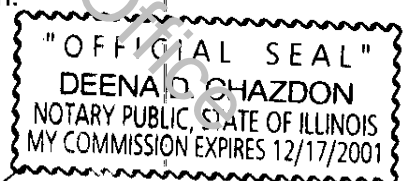
State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Barbara Dresher personally known to me to be the Vice President of Urban Visions, Inc., an Illinois corporation, and Jeff Tutt, 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 Assistant Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation 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 the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of April, 2001

Commission expires 12/17/2001

*Deena D. Chazdon*  
Notary Public



MAIL TO: RUSTY PAYTON  
(Name)  
2114 W. ROSCOE  
(Address)  
CHICAGO, IL 60618  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:  
TED D. STUX  
(Name)  
434 W. ARMITAGE, # E  
(Address)

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

CHICAGO IL 60614  
(City, State and Zip)