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2001-04-23 09:19:41
Cook County Recorder 23.00

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SPECIAL WARRANTY DEED

Property of Cook County Clerk's Office

7914713-02-TWS (A11)

This document prepared by:

Jonathan L. Mills
Sugar, Friedberg & Felsenthal
30 North LaSalle Street
Suite 2600
Chicago, Illinois 60602

When recorded mail to:

Jess E. Forrest
4970 North Harlem Avenue
Harwood Heights, Illinois 60706

Property Address: 217 East 31st Street, Chicago
Permanent index numbers: 17-34-103-018 and 17-34-103-019

OMNIBUS VENTURES L.L.C., an Illinois limited liability company, 1017 West Washington, Chicago, Illinois 60607 ("Grantor"), in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey and quit claim to **GBD DEVELOPMENT LTD.**, an Illinois corporation, 236 Waukegan Road, Glenview, Illinois 60025 ("Grantee") the following described real estate in Cook County, Illinois:

Lots 6, 7, 8, 9, and 10 in M. Haywoods Subdivision of the West 4/5ths of the Northwest 1/4 of the Northeast 1/4 of the Northwest 1/4 of Section 34, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

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Grantor warrants that Grantor has done nothing to affect adversely title to said property. Grantor's warranties are subject to covenants, conditions and restrictions of record; private, public and utility easements and road and highways, if any; general taxes for the year 2000 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2000.

THIS PROPERTY IS NOT HOMESTEAD PROPERTY.

Dated April 17, 2001.

Omnibus Ventures L.L.C.

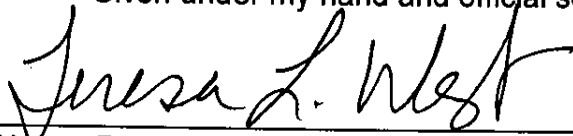
By: 
Stephen R. Ballis, Managing Member

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

ACKNOWLEDGMENT


I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Stephen R. Ballis, the managing member of Omnibus Ventures 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, appeared before me this day in person and acknowledged that, as such managing member, he signed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.


Given under my hand and official seal this 17th day of April, 2001.




Notary Public
My commission expires _____



CITY TAX	CITY OF CHICAGO  APR. 19.01 REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	REAL ESTATE TRANSFER TAX 02625.00 FP 102805
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STATE TAX	STATE OF ILLINOIS  APR. 19.01 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	REAL ESTATE TRANSFER TAX 00350.00 FP 102808
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COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX  APR. 19.01 REVENUE STAMP	REAL ESTATE TRANSFER TAX 00175.00 FP 102802
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