

0010479217

2680 0037 001 Page 1 of 3
2001-06-05 10:35:06
Cook County Recorder 25.00

0010479217

GEORGE E. COLE®
LEGAL FORMS

UNOFFICIAL COPY

No. 103
November 1994SPECIAL WARRANTY DEED
(Corporation to Individual)
(Illinois)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THIS AGREEMENT, made this 26th day of March, 2001, between LASALLE PROPERTIES, INC.

a corporation 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 PAUL D. BIRMINGHAM AND GAYLE M. KLEIN 1130 S. MICHIGAN AVE #2301, CHICAGO, IL 60605

(Name and Address of Grantee)

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^{ths} (\$10.00) Dollars and other good and valuable consideration and paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN 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 and described as follows, to wit:

Above Space for Recorder's Use Only

SEE LEGAL ATTACHED

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, 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 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 Number(s): 11-30-317-019 affects underlying land

Address(es) of real estate: 2017 W. JARVIS #2, CHICAGO, IL 60645

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 _____ Secretary, the day and year first above written.

LASALLE PROPERTIES, INC.
(Name of Corporation)

By [Signature]
President

Attest: [Signature]
Secretary

This instrument was prepared by WILLIAM S. HARRISON 5940 W. TOUHY #140, NILES, IL 60714
(Name and Address)

BOX 333-CTI

UNOFFICIAL COPY

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO:

Gayle M. Klein
(Name)
2017 W. Jarvis #2
(Address)
Chicago IL 60645
(City, State and Zip)

(Name)

(Address)

(City, State and Zip)

OR

RECORDER'S OFFICE BOX NO. _____

STATE OF ILLINOIS

COUNTY OF COOK

ss.

I, RICHARD M. SMITH a Notary Public

in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that ROBERT GERAS
personally known to me to be the _____ President of LASALLE PROPERTIES, INC.
an Illinois corporation, and DAWN GERAS, personally known to me to be the

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 _____ President and _____ 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 26th day of March, 2001.

Commission expires _____



Notary Public

10479217

STATE OF ILLINOIS

STATE TAX



JUN -1.01

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000009345

REAL ESTATE
TRANSFER TAX

0018400

FP 102808

COOK COUNTY

REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUN -1.01

REVENUE STAMP

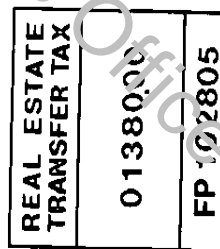
0000009355

REAL ESTATE
TRANSFER TAX

0009200

FP 102802

ADDRESS OF



8257000000 #

CITY OF CHICAGO

JUN -1.01



REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

CITY TAX

Box _____

SPECIAL WARRANTY DEED

Corporation to individual

MAIL TO: *Gayle M. Klein*
2017 W. Jarvis #2
Chicago IL 60645

GEORGE E. COLE

LEGAL FORMS

UNOFFICIAL COPY

LEGAL DESCRIPTION:

UNITS 2017-2 AND G-2 IN THE EAST RIDGE CROSSING CONDOMINIUM AS
DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 35 IN MARSHALL'S SUBDIVISION OF LOT 4 IN COUNTY CLERK'S
DIVISION OF PART OF THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 30,
TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL
MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE, WHICH SURVEY IS
ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM
RECORDED AS DOCUMENT NUMBER 00856416; AND AS AMENDED,
TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON
ELEMENTS, ALL IN COOK COUNTY ILLINOIS.

PIN # 11-30-317-019 (affects subject and other property as well)

COMMONLY KNOWN AS: 2017 W. JARVIS #2, CHICAGO, IL 60645

THE TENANT OF UNIT 2017-2/G-2 HAS WAIVED OR HAS FAILED TO
EXERCISE THE RIGHT OF FIRST REFUSAL.

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS 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 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 RIGHTS, 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."

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