

UNOFFICIAL COPY

0010607302

13/0016 05 001 Page 1 of 4
2001-07-10 10:22:56
Cook County Recorder 27.50

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)



GRANTOR(S)
EMMALEX, L.L.C., an
Illinois limited liability company,
created and existing by
virtue of the laws of the State of
Illinois for and in consideration of
Ten Dollars (\$10.00) and other
good and valuable consideration in
hand paid, CONVEY(S) and
WARRANT(S) to the grantee(s),
MARK D. HANAFEE
1234 W. Farwell
Chicago, Il. 60626
to have and to hold, the following described real estate, situated in the County of Cook, in the State of
Illinois, to wit:

(The Above Space for Recorder's Use)

See Exhibit A Attached hereto and made a part hereof.

Dated this 26 day of June, 2001.

4/11

EMMALEX, L.L.C.

Michael Loyfman
MICHAEL LOYFMAN

Alex Loyfman
ALEX LOYFMAN

Permanent Real Estate Index Number(s): 14-05-209-1091 14-05-209-027-1091
Address(es) of Real Estate: P-10, 6150 N. Kenmore, Chicago, Illinois 60630

STATE OF ILLINOIS
) ss
COUNTY OF COOK

FIRST AMERICAN TITLE

ACC-110139
JUL 10 2001

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY
CERTIFY that MICHAEL LOYFMAN AND ALEX LOYFMAN, 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 acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary
act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

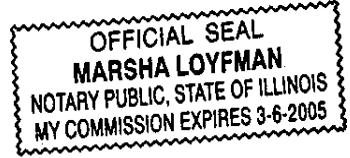
Given under my hand and notary seal, this 26th day of June, 2001.



Marsha Loyfman
NOTARY PUBLIC

Prepared By: David Chaiken, Esq., 200 W. Madison, #1950, Chicago, Illinois 60606

City of Chicago
Dept. of Revenue
255176
Real Estate
Transfer Stamp
\$45.00



UNOFFICIAL COPY

10607302

Property of Cook County Clerk's Office

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUL.-3.01
REVENUE STAMP



000056884

**REAL ESTATE
TRANSFER TAX**
0000300
FP326670

STATE TAX
STATE OF ILLINOIS
JUL.-3.01
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE



000027641

**REAL ESTATE
TRANSFER TAX**
0000600
FP326660

REGISTERED
CLERK
COOK COUNTY
ILLINOIS

EXHIBIT A

Unit P-10, in Brandon Shores Condominium of Lots 5 and 6 in Block 11 in Cochran's Second Addition to Edgewater in the East Fractional ½ of Section 5, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "D" to the Declaration of Condominium recorded February 3, 1997 as document number 97074410 in Cook County, Illinois, together with an undivided percentage interest in the common elements appurtenant to said unit, as set forth in said Declaration.

The tenant of Unit P-10 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 though the provisions of said Declaration were recited and stipulated at length herein.

This deed is subject to:

1. Real estate taxes not yet due and payable and for subsequent years;
2. The Declaration;
3. Public and utility easements;
4. Covenants, conditions, restrictions of record as to use and occupancy;
4. Applicable zoning and building laws, ordinances and restrictions;
6. Roads and highways, if any;
7. Provisions of the Condominium Property Act of Illinois;
8. Installments due after the date of closing of assessments established pursuant to the Declaration; and
9. Acts done or suffered by the Purchaser.



Mail to:

Kate Steffes

2476 W Estes #2 Chicago IL 60615

Sent Subsequent Tax Bills to:

Mark D. Hanafel

6150 N. Kenmore #130 Chicago IL 60660

UNOFFICIAL COPY

Property of Cook County Clerk's Office

Property of Cook County Clerk's Office

LEGAL DESCRIPTION:

P-10 IN BRANDON SHORES CONDOMINIUM OF LOTS 5 AND 6 IN BLOCK 11 IN COCHRAN'S SECOND ADDITION TO EDGEWATER IN THE EAST FRACTIONAL 1/2 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED FEBRUARY 3, 1997 AS DOCUMENT 97074410, IN COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION.

UNOFFICIAL COPY

Property of Cook County Clerk's Office