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2001-09-21 15:32:16
Cook County Recorder 25.50



Property of Cook County Clerk's Office

DAILY NEWS CONDOMINIUM
WARRANTY DEED

This Warranty Deed is made this 7th day of September, 2001, between Smithfield Properties IV, L.L.C., a limited liability company created and existing under the laws of the State of Illinois and duly authorized to transact business in the State of Illinois (the "Grantor") and Beth M. Kilcran, 1152 W. Lill, Chicago, Illinois 60614 (the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No/00 (\$10.00) Dollars and other valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, and pursuant to authority of the Manager of said limited liability company, by these presents does convey and warrant unto Beth M. Kilcran, and to her 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:

Residential Unit 507 and Parking Unit 24 in the Daily News Condominium, as delineated on a survey attached as an exhibit to the Declaration of Condominium Ownership and of easements, restrictions, covenants and by-laws for the Daily News Condominium Association, made by Smithfield Properties IV, L.L.C., which was recorded on June 20, 2001 as document number 0010539003, together with its undivided percentage interest in the common elements, as amended from time to time, as located within Lots 54 through 59 (except the West 152.95 feet of Lot 59) in Rees and Ruckers Subdivision of Block 16 in Canal Trustees Subdivision of the West Half and the West Half of the Northeast Quarter of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Grantor also hereby grants to the Grantee, her successors and assigns, the rights and easements set forth in said Declaration 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 the Declaration for the benefit of the remaining property therein described.

The Warranty 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

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stipulated at length herein.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, 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 encumbered 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: (i) general real estate taxes for 2000 and subsequent years; (ii) applicable zoning and building laws and building restrictions and ordinances; (iii) acts done or suffered by the Grantee or anyone claiming by, through or under the Grantee; (iv) streets and highways, if any; (v) covenants, conditions, restrictions, easements, permits and agreements of record, including the Declaration of Condominium; and (vi) the Condominium Property Act of Illinois.

IN WITNESS WHEREOF, Smithfield Properties, L.L.C. has executed this Warranty Deed as of the day and year above first written.

SMITHFIELD PROPERTIES IV, L.L.C., an Illinois limited liability company

By: Wooton Construction, Ltd., its Manager

By: Charles Alexander
Its: Attorney in fact

This instrument was prepared by:

Charles E. Alexander, P.C.
400 W. Huron Street
Chicago, Illinois 60610

Permanent Index Numbers:

17-17-113-027 17-17-113-029
17-17-113-028 17-17-113-030

Street Address:

222 S. Racine Avenue, Unit 507
Chicago, Illinois 60607

After recording mail to:

William S. HARRISON
5940 W. TOWNE #140
Niles, IL 60714

Send subsequent tax bills to:

Beth M. Kilcran
222 S. Racine Avenue, Unit 507
Chicago, Illinois 60607

City of Chicago
Dept. of Revenue



Real Estate
Transfer Stamp

261457

\$1,653.75

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State of Illinois)
) SS
 County of Cook)

Jacqueline Dunbar, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Charles E. Alexander, as Attorney in Fact for Wooton Construction, Ltd., as Manager of Smithfield Properties IV, L.L.C. who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Attorney in Fact, appeared before me this day in person and acknowledged that he signed and delivered said instrument as his free and voluntary act and as the free and voluntary act of said limited liability company for the uses and purposes therein set forth.

Given under my hand and notarial seal this 7th day of September, 2001.

Jacqueline Dunbar

 Notary Public



REAL ESTATE TRANSFER TAX	0011025	FP326660
# 0000031122		

STATE OF ILLINOIS STATE TAX	SEP. 21. 01	REAL ESTATE TRANSFER TAX
# 0000031121		0022000
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		FP326660

STATE OF ILLINOIS STATE TAX	SEP. 21. 01	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE
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COOK COUNTY REAL ESTATE TRANSACTION TAX	SEP. 21. 01	REAL ESTATE TRANSFER TAX
# 0000063255		0000050
REVENUE STAMP		FP326670