

WARRANTY DEED STATUTORY (ILLINOIS)

(LIMITED LIABILITY COMPANY TO INDIVIDUAL)

THE GRANTOR, HUDSON-HURON, L.L.C., an Illinois Limited Liability Company, of the City of Chicago, State of Illinois for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO: Thomas and Jean E. Graika, 5607 Middaugh, Downers Grove, Illinois, not as TENANTS IN COMMON, but as JOINT TENANTS with rights of survivorship,



the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

UNIT: 1202 /GU- 12 /S- 65 421-33 W. Huron St, Chicago, Illinois. P.I.N.(S): 17-09-124-001; 17-09-124-002; 17-09-124-003; 17-09-124-004; 17-09-124-005; 17-09-124-006; & 17-09-124-007

(above space for recorder only)

SUBJECT TO: (1) real estate taxes not yet due and payable; (2) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable at the time of closing; (3) applicable zoning and building laws or ordinances; (4) encroachments, utility easements, covenants, conditions, restrictions, easements, and agreements of record, provided none of the foregoing materially adversely affect Buyer's quiet use and enjoyment of the Premises as a residential condominium; (5) the Declaration and all amendments and exhibits thereto; (6) the provisions of the Act; (7) acts done or suffered by Buyer, or anyone claiming, by, through, or under Buyer; and (8) liens and other matters as to which the Title Insurer (as hereinafter defined) commits to insure Buyer against loss or damage.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Managing Members this 29th day of August, 2001

HUDSON-HURON, L.L.C., an Illinois limited liability company, BY: Enterprise-Huron LLC An Illinois limited liability company ITS: Manager BY: EDC Management, Inc., Its Manager BY: Ronald B. Shipka, Jr. ITS: President

State of Illinois ) ) ss County of Cook )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Ronald B. Shipka, Jr., as President of EDC Management, Inc., the Manager of Enterprise Hudson-Huron, L.L.C., and 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 he signed, sealed and delivered the said instrument as his free and voluntary act as Manager of said company, for the uses and purpose therein set forth.

Given under my hand and official seal, this 29th day of August, 2001

Notary Public

Official Seal Gretchen R. Vaughn Notary Public, State of Illinois My Commission Expires: 10-29-03

This Instrument was prepared by Brown, Udell & Pomerantz, 2950 N. Lincoln Ave, Chicago, IL.

Send subsequent tax bills to: Thomas and Jean E. Graika

Robert Guzaldo 6650 N. Northwest Highway, Ste. 300 Chicago, IL 60631

5607 MIDDAGH DOWNERS GROVE IL 60516 421-33 W. Huron Unit 1202 Chicago, IL 60610

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Legal Description

PARCEL 1:

UNIT 1202 AND GU-12 IN HURON POINTE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 8 THROUGH 14 BOTH INCLUSIVE, IN BLOCK 10 IN HIGGIN'S LAW AND COMPANY'S ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0010267241 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-65, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0010267241.

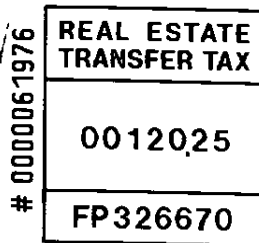
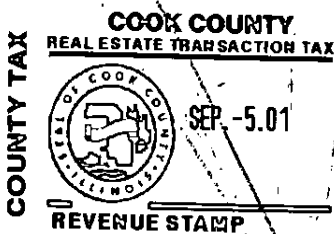
GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANCES TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, 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 REPEATED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL

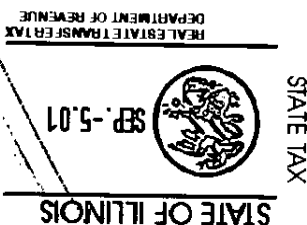
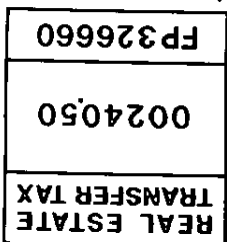
421-33 W. Huron Street

PINS: 17-09-124-001; -002; -003; -004; -005; -006; and -007



City of Chicago  
Dept. of Revenue  
260124  
09/05/2001 11:35 Batch 03726 22

Real Estate  
Transfer Stamp  
\$1,803.75



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