

WARRANTY DEED
STATUTORY (ILLINOIS)

(LIMITED LIABILITY COMPANY TO INDIVIDUAL)

0011040250

8790018 18 001 Page 1 of 2

2001-11-06 08:41:20

Cook County Recorder

23.50



0011040250

THE GRANTOR, 700 North Kingsbury 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, CONVEY AND WARRANT TO:
ANDREW TRASATT, 22 W. Franklin Ave.,
Naperville, Illinois

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.

Permanent Real Estate Index Number (s):

~~17-09-118-013; 17-09-118-014; 17-09-118-015; 17-09-118-016~~
~~17-09-118-017; 17-09-118-018; 17-09-118-019; 17-09-118-020~~
17-09-118-021; 17-09-118-014-1007; 17-09-118-
1304; 17-09-118-012; 17-09-118-013

Address of Real Estate: 520 W. Huron/521 W. Superior, Unit 111/GU-95/S-7

Chicago, Illinois

(above space for recorder only)

SUBJECT TO: 1) real estate taxes not yet due and payable; 2) ~~SPRINKLER ASSESSMENTS FOR IMPROVEMENTS~~ ~~AND~~
~~COMPLETED AND OTHER ASSESSMENTS OR INSTALLATIONS NOT YET DUE AND PAYABLE~~ 3) applicable
zoning and building laws or ordinances; 4) reservation by the Seller to itself and its successors and assigns, for the
benefit of all Unit Owners at the Condominium, of the rights and easements set forth in the Declarations including
any and all amendments and exhibits thereto; 5) provisions of the Condominium Property Act of Illinois; 6) acts done
or suffered by Buyer, or anyone claiming by, through, or under Buyer; and 7) liens and other matters as to which the
Title Insurer 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 Manager this
25th day of July, 2000.

700 North Kingsbury, L.L.C.
BY: Enterprise Kingsbury L.L.C., a Manager

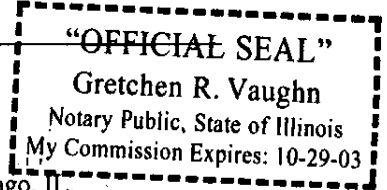
BY: *Ronald B. Shipka, Jr.*
Ronald B. Shipka, Jr., its Managing Member

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., Managing Member of Enterprise Kingsbury, L.L.C., a Manager of 700 North Kingsbury
L.L.C., 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, for the uses and purpose therein set forth.

Given under my hand and official seal, this July 25, 2001 2000.

Gretchen R. Vaughn
Notary Public

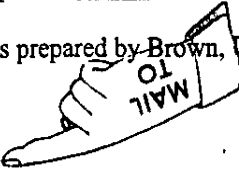


My commission expires: 10.29.03

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

Mail to:
Warren Crabill
Crabill & Crabill
31 S. Main Street
Naperville, Illinois 60540

Send subsequent tax bills to:
Andrew Trasatt
22 W. Franklin Ave
520 W. Huron Street Unit 111
Chicago, Illinois Naperville IL 60540



NMT-ASP 08/01/97

UNOFFICIAL COPY

Legal Description

PARCEL 1:

UNIT 111 AND GU-95 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE RIVER NORTH COMMONS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT 09066756 IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE LOCKER NUMBER S-7, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 09066756.


"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 RECITED AND STIPULATED AT LENGTH HEREIN."

THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL

STATE TAX

STATE OF ILLINOIS



NOV.-5.01


000003417

REAL ESTATE TRANSFER TAX
0028250
FP 326703

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

CITY TAX

CITY OF CHICAGO



NOV.-5.01


000007378

REAL ESTATE TRANSFER TAX
0211875
FP 326675

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

COUNTY TAX

COOK COUNTY



NOV.-5.01

000001279

REAL ESTATE TRANSFER TAX
0014125
FP 326657

REVENUE STAMP

11040250