## UNOFFICIAL CO185/08/1 38 001 Page 1

2001-11-05 11:36:02

Cook County Recorder

25.50

Special Warranty Deed Statutory (ILLINOIS)

THE GRANTOR, PRAIRIE AND CULLERTON L.L.C., an Illinois Limited Liability Company, for and in consideration of <u>TEN and 00/xx</u> DOLLARS, in hand paid, CONVEYS and WARRANTS to

0011037066

2 NORTH LASALLE STREET, SUITE 1920 CHICAGO, IL 60602

STEWART TITLE OF ILLINGS

DONALD SIPPEL and KELLY McFADDEN,

Not as Tenants in Common, or Joint Tenants, but as Tenants by the Entirety with Rights of Survivorship, the following described Real Estate situated in the County of <u>Cook</u> in the State of Illinois, to wit:

## SEE ATTACHED EXHIBIT 1

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit and parking space described herein, the rights and easements for the benefit of said unit and parking space 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 land described therein.

Subject to: (a) conditions and restrictions of record; (b) public utility easements and roads and highways, if any; (c) special governmental taxes of assessment (d) general taxes for the year \_\_\_\_\_ and subsequent years (e) all rights, easements, covenants restrictions, and reservations contained in the condominium declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

Permanent Real Estate Index Number (s): SEE ATTACHED EXHIBIT 1

Address of Real Estate: Prairie Ave Lofts, Unit # 418, P.S. 31, 221 E. Cullerton, Chicago, Illinois 60616

PRAIRIE AND CULLERTON L.L.C.

DA7 ED this 24th day of October, 2001

BY Warren N. Burn III

WARREN N. BARR III

Manager

State of Illinois, County of <u>Cook</u> ss, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

## WARREN N. BARR III

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 purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 24<sup>th</sup> day of October, 2001. Commission expires 10-28 20 03.

NOTABY DIDING

PREPARED BY: David A. Cuomo & James R. Brown, 3343 S. Halsted St., Chicago, Illinois 60608

Jennifer L. Edlund, Attorney At Law, 444 N. Northwest Highway, Park Ridge, IL 60068

D SUBSEQUENT TAX BILL TO: Kelly McFadden, Unit # 418, 221 E. Cullerton, Chgo., IL 60616

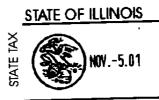
## UNOFFICIAL COPY 37066 Page 2 of 3

EXHIBIT I LEGAL DESCRIPTION FOR UNIT 418, PARKING SPACE 81, PRAIRIE AVE LOFTS, 221 E. CULLERTON, CHICAGO, ILLINOIS 60616.

Unit 418 and parking space 81 together with its undivided percentage interest in the common elements in Prairie and Cullerton Lofts Condominium, as delineated and defined in the Declaration recorded as document number <u>0011008059</u>, in the Southwest 1/4 of Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N.'s affected:

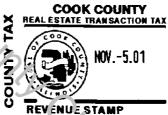
17-22-314-017 17-22-315-019 17-22-315-001 17-22-315-002 17-22-315-004 17-22-315-005



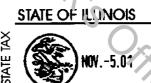
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REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE REAL ESTATE TRANSFER TAX

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FP326660

City of Chicago
Dept. of Revenue
264556

Real Estate Transfer Stamp \$2,302.50

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Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit 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 land described therein.

This deed is subject to all rights, easements, covenants, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

Property of Cook County Clark's Office