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2000-02-17 10:21:41
Cook County Recorder 25.00

WARRANTY DEED



The GRANTOR, Andersonville Gardens, L.L.C., an Illinois limited liability company duly authorized to transact business in the State of Illinois, for and in consideration of the sum of TEN DOLLARS AND NO/100 (\$10.00) and other good and valuable considerations, in hand paid and pursuant to authority given by the Managers of said Company, CONVEYS AND WARRANTS

to Alexander Sibincic and Kim Stanley, of 2222 W. Diversey, Unit 301, Chicago, Illinois, of the County of Cook, 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 EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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 ANDERSONVILLE WEST TOWNHOMES OWNERS ASSOCIATION DECLARATION AS AMENDED, 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 AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

- Permanent Real Estate Index Number(s): 14-07-109-026-0000, 14-07-109-027-0000, 14-07-109-028-0000
- Property Address: 5350 N. Damen, Unit G, Chicago, IL 60625

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Manager this 24th day of January, 2000.

ANDERSONVILLE GARDENS, L.L.C., and Illinois limited liability company

By: LARGO DEVELOPMENT, LTD., an Illinois corporation

Its: Manager

By: [Signature], as President

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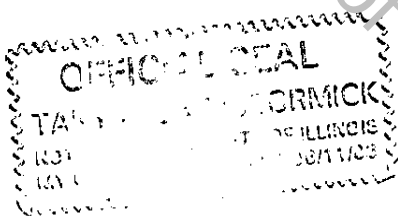
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Larry Gould, as President of LARGO Development, Ltd. personally known to me to be the Its Manager of the Andersonville Gardens, L.L.C. , and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Its Manager he signed and delivered the said instrument , pursuant to authority given by the Board of Managers of said ^{limited liability} company, as his free and voluntary act, and as the free and voluntary act and deed of said ^{limited liability} company, for the uses and purposes therein set forth.

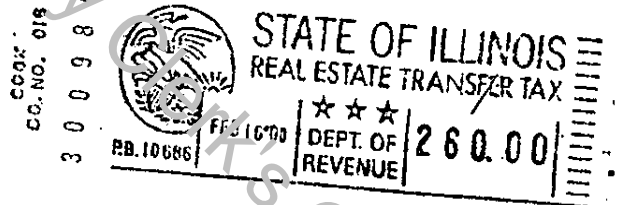
Given under my hand and official seal, this 24 day of JANUARY 19 2000

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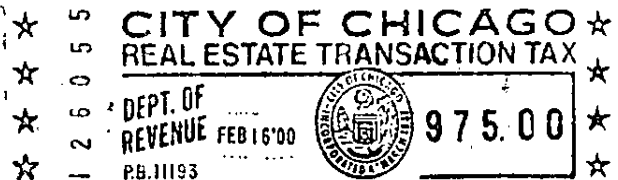
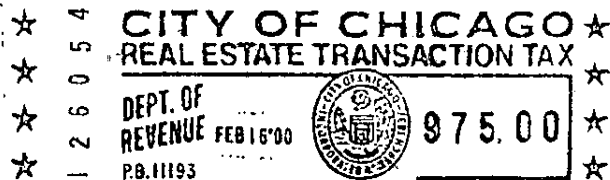
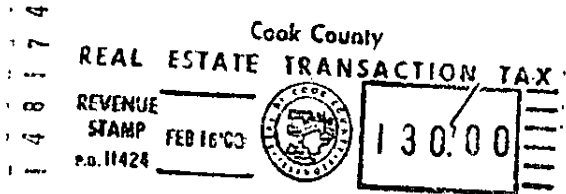


James LeMcinnis (Notary Public)

Prepared By: GOULD & ASSOCIATES
1524 W. George Street
Chicago, Illinois 60657-



Mail To:
David Cudnowski
5330 Three First National Plaza
Chicago, Illinois 60602
Name & Address of Taxpayer:
Alexander Sibincic
5350 N. Damen, Unit G
Chicago, Illinois 60625



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EXHIBIT "A"
Legal Description

PARCEL 1 (UNIT G): THE SOUTH 43.0 FEET (EXCEPT THE EAST 117.75 FEET) AND THE SOUTH 57.0 FEET OF THE WEST 19.60 FEET OF THE EAST 117.75 FEET OF LOTS 1, 2, 3, 4 AND 5, ALL TAKEN AS A TRACT, IN MRS. SMITH'S BALMORAL DAMEN SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 1/4 OF THE EAST 1/2 OF THE NORTH EAST 1/4 OF THE SOUTH EAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 7, TOWNSHIP 40, NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT OVER AND UPON THE COMMON AREA, AS DEFINED, DESCRIBED AND DECLARED IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE ANDERSONVILLE WEST TOWNHOMES RECORDED AS DOCUMENT NUMBER 09030972, AND AS AMENDED.

Property of Cook County Clerk's Office

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