

SPECIAL WARRANTY DEED
(Individual)

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00158025

1812/0069 21 001 Page 1 of 3
2000-03-03 16:05:23
Cook County Recorder 25 50



00-0110
THIS INDENTURE, made this
29 day of February,
2000 between WASHINGTON

BOULEVARD, L.L.C., an Limited
liability company created and existing
under and by virtue of the laws
of the State of Illinois and duly
authorized to transact business in
the State of Illinois, party of the
first part, and, Edmund L. Ng, a
single man, a 70% interest and Alice
L. Ng, a single woman, a 30% interest
as Tenants in Common and not Joint
Tenants party of the second part,

WITNESSETH, that the party of the
first part, for and in consideration of the sum of Ten and 00/100 (\$10.00) dollars and good and valuable consideration in
hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the
Manager of grantor, by these presents does REMISE, RELEASE, ALEIN AND CONVEY unto the party of the second
part, and to their heirs and assigns FOREVER, all the following described real estate, situated in the County of Cook and
State of Illinois known as and described as follows:

SEE ATTACHED LEGAL DESCRIPTION

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining,
the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all estate, right, title,
interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of , in and to the above
described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above
described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

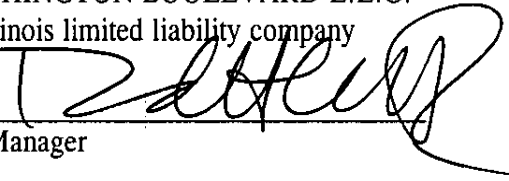
And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of
the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises
hereby granted are, or may be, in any manner encumbered 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: Real Estate Taxes not yet payable, special taxes or assessments for improvements not yet
completed, easements, covenants, agreements, conditions, restrictions and building lines of record and party wall
rights, easements of record; the plat, act of grantee; Illinois Condominium Property Act.

Permanent Real Estate Index Number: 17-08-443-041-1011

Address of Real Estate: 27 N. Racine Unit 431, Chicago, IL 60607

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its
Manager, the day and year above written.

WASHINGTON BOULEVARD L.L.C.
an Illinois limited liability company

By: 
Its: Manager

(3)

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

00158025

I, Elizabeth L. O'Loughlin a Notary Public, in and for said County, in the State aforesaid, do hereby certify that Richard H. Lillie, Jr., Manager of Washington Boulevard L.L.C., an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Secretary appeared before me this day in person and acknowledged that he signed and delivered said instrument as his own free and voluntary act and as the free and voluntary act of said company, for the uses and purposes therein set forth.

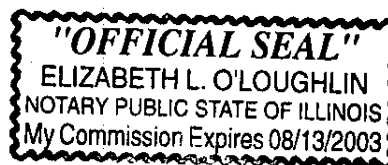
Given under my hand and Notarial Seal this 29 day of February, 2000.

Elizabeth L. O'Loughlin
Notary Public

My Commission Expires: _____

This instrument was prepared by :

Thrush Realty
65 W. Chicago Avenue
Chicago, IL 60610



Mail To:

Send Subsequent Tax Bills To:

Mr. Edmund Ng
Ms. Alice Ng
27 N. Racine Unit 431
Chicago, IL 60607

STATE OF ILLINOIS		REAL ESTATE TRANSFER TAX	
STATE TAX	HAR. -3.00	# 0000010114	0038350
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		FP326669	
# 0000019114		COUNTY TAX	
FP326670	0019175	REVENUE STAMP	
REAL ESTATE TRANSFER TAX	COOK COUNTY REAL ESTATE TRANSFER TAX HAR. -3.00		
City of Chicago Dept. of Revenue 221501		Real Estate Transfer Stamp \$2,876.25	
03/03/2000 15:18 Batch 01629 74			

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FILE NUMBER:
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SCHEDULE A CONTINUED

LEGAL DESCRIPTION:

PARCEL A:

UNIT NUMBER 431 IN BLOCK "X" CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PARCEL 1:

LOTS 1 THROUGH 11 IN CARPENTER AND STRONG'S RESUBDIVISION OF LOTS 1 TO 10 IN SUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 12, 13, 16, 17, 20, 21, AND 24 IN CARPENTER'S RESUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOTS 1 TO 8 IN THE SUBDIVISION OF LOTS 11, 14, 15, 18, 19, 22 AND 23 IN CARPENTER'S RESUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AND ALL PUBLIC ALLEYS LYING BETWEEN THE ABOVE REFERENCED PARCELS;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98977346 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL B:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-12, A LIMITED COMMON ELEMENT AS SET FORTH IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98-977346.