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CORPORATE DEED

7843305 43 ML-DB

THE GRANTOR, S.W.F. & COMPANY, L.L.C. an Illinois Limited Liability Corporation 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, for and in consideration of TEN (\$10.00) DOLLARS in hand paid, and pursuant to authority given by the Board of said corporation, with its principal place of business in the County of Cook, City of Chicago and State of Illinois,

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2000-03-07 10:26:29
Cook County Recorder 25.00

For and in consideration of TEN (\$10.00) DOLLARS and other good and valuable considerations in hand paid.

CONVEYS and WARRANTS to the GRANTEE(S),
GEORGE LEWIS JR. AND SHARON D. TAYLOR HUSBAND + WIFE, 5734-3 S KING DRIVE,
of the City of Chicago, County of Cook, State of Illinois. AS JOINT TENANTS WITH THE RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON

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

Legal: UNIT NUMBER 5734-3, IN THE PARKVILLE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN LOTS IN WEAGES SUBDIVISION OF THE SOUTH 1/2 OF LOTS 9, 10 AND 26 AND ALSO CERTAIN LOTS IN THE SUBDIVISION BY BASSETT AND BUSBYS OF LOTS 15, 16 AND 25 OF BOTH BEING OF NEWHALL, LARNED AND WOODBRIDGES SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 99-654476, AND FIRST AMENDMENT RECORDED AS DOCUMENT NUMBER 00-045536 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 5734-3 SOUTH KING DRIVE, CHICAGO, ILLINOIS 60637

PIN: 20-15-115-012-0000 and 20-15-115-017-0000 and 20-15-115-018-0000

SUBJECT TO: Covenants, conditions and restrictions of record, general real estate taxes for 1999 and subsequent years; (applicable zoning and building laws and ordinance and ordinance of record; if any; AND

The terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments thereto, if any, public and utility easements, including any easements, established by or implied from the Declaration of Condominium, party wall rights and agreements, if any, limitations and conditions imposed by the Condominium Property Act, leases and licenses affecting the common elements, if any;

Grantor also hereby grants to Grantee, their successors and assigns, as rights and easement appurtenant to the above-described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium 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 and mortgages of said remaining property.

This Deed is subject to all rights, easements, covenants and conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein. There is no right of first refusal in the Declaration.

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Property of Cook County Clerk's Office

BOOK CO. NO. 018
3 0 1 4 2 0
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
MAR3-'00 DEPT. OF REVENUE **92.00**
P.B. 10688

1 4 8 5 7 2
Cook County
REAL ESTATE TRANSFER TAX
REVENUE STAMP MAR3-'00 **46.00**
P.B. 11424

★ 1 2 6 4 1 5
★ CITY OF CHICAGO ★
★ REAL ESTATE TRANSFER TAX ★
★ DEPT. OF REVENUE MAR3-'00 **690.00** ★
★ P.B. 11193 ★

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This Deed is conveyed on the conditional limitation that the percentage of ownership of said Grantees in the common elements shall be divested pro tanto and vest in the Grantees of the other units in accordance with the terms of said Declaration and any amended Declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an Agreement with the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the common elements pursuant to said Declaration and to all other terms of said Declaration, which is hereby incorporated herein by reference thereto, and all the terms of each amended Declaration recorded pursuant thereto.

TENANTS NOTICE: The Grantor certifies that the property was formally vacant and there were no Tenants entitled to notice of Tenants rights under Section 30 of the Illinois Condominium Property Act.

AND hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 28TH day of FEBRUARY, 2000

S.W.F. & COMPANY, L.L.C.
An Illinois Limited Liability Corporation

By: _____

Its Managing Member
209 West Cermak Road
Chicago, Illinois 60616

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PETER SIU, personally known to me to be Managing Member of the SWF & COMPANY, L.L.C., an Illinois Limited Liability Corporation, and personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that in their corporate capacity, they signed, sealed and delivered the said instrument, pursuant to authority, given by the Members of said Corporation as their free and voluntary act, and as the free and voluntary act and Deed of said Corporation, for the uses and purposes set forth.

GIVEN under my hand and notarial seal this 29TH day of FEBRUARY 2000.

"OFFICIAL SEAL"
MARY LOU LOFTUS COSTABILE
Notary Public, State of Illinois
My Commission Expires May 12, 2012
Notary Public

Name of Person Preparing Deed
RICHARD D. JOSEPH
Attorney at Law
2473 South Archer Avenue
Chicago, Illinois 60616

Name of New TaxPayer
GEORGE LEWIS JR
5734-3 S. KING DRIVE
CHICAGO, ILLINOIS 60637

← MAIL TO