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MAIL TO:

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2000-03-13 10:15:38

Cook County Recorder

23.50

## NAME &amp; ADDRESS OF TAXPAYER:

MANUEL HERNANDEZ  
JOE HERNANDEZ  
2425 W. Farragut Avenue  
Unit 1A  
Chicago, IL 60625

RECORDER'S STAMP

THE GRANTOR, LINDEN GROVE, L.L.C., an Illinois Limited Liability Company, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid CONVEYS and WARRANTS to MANUEL HERNANDEZ and JOE HERNANDEZ

of 4422 N. Magnolia, #2W, Chicago, IL 60640

(Grantee's Address)

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

SEE LEGAL DESCRIPTION, P.I.N. AND COMMON ADDRESS ATTACHED HERETO

DATED this 2nd day of March, 2000.

LINDEN GROVE, L.L.C.

1st AMERICAN TITLE order # AC198512

City of Chicago

Dept. of Revenue

221816

03/09/2000 09:30 Batch 01891 9



Real Estate

Transfer Stamp

\$772.50

By:

ANTHONY KLOK, Member & Manager

By:

EUGENE KORNOTA, Member & Manager

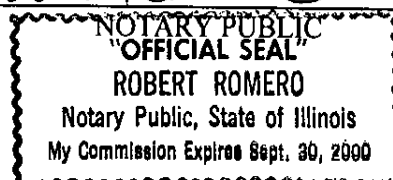
Prepared By: John W. Mauck, MAUCK, BELLAND & CHEELY, 19 S. LaSalle Street, Suite 1203, Chicago, IL 60603

State of Illinois, County of Cook ) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ANTHONY KLOK and EUGENE KORNOTA as Members and Managers of LINDEN GROVE, L.L.C., personally known to me (or proved to me on the basis of satisfactory evidence) to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as the free and voluntary act of LINDEN GROVE, L.L.C., for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 2nd day of March, 2000.

Robert Romero



# UNOFFICIAL COPY

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## LEGAL DESCRIPTION

Unit number 2425-1A in Linden Grove IV Condominium as delineated on a survey of the following described real estate: Lot 10 in Greenhoff's Resubdivision of Berwyn-Western Subdivision, a Subdivision of Part of the Southeast 1/4 of the Southeast 1/4 of the Northeast 1/4 of Section 12, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document 25309604 together with its undivided percentage interest in the common elements.

Commonly known as: 2425 W. Farragut Avenue, Unit 1A, Chicago, IL 60625

P.I.N.: 13-12-233-033-1001

Grantor also hereby grants to the Grantee, its successors and assigns, rights and easements appurtenant to the subject unit described herein, 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 as the rights and easements set forth in said Declaration for the benefit of the remaining property described therein. This Deed is subject to all easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration are recited and stipulated at length herein.

STATE OF ILLINOIS		REAL ESTATE TRANSFER TAX
STATE TAX	HAR. 10.00	00103.00
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		FP326660

COOK COUNTY		REAL ESTATE TRANSFER TAX
REAL ESTATE TRANSACTION TAX	HAR. 10.00	00051.50
REVENUE STAMP		FP326670