

UNOFFICIAL COPY

0020154289

17-17-0252 07 001 Page 1 of 3
2002-02-06 14:58:02
Cook County Recorder 25.00



Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)**



0020154289

**TO MANCUM GROUP, LLC,
an Illinois limited
liability company

OTIC 2950617 NOABS OF all

THE GRANTOR, Racine and Madison, LLC, an Illinois 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 City of Chicago, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Members of said Limited Liability Company, **CONVEY(S) and WARRANT(S)**** ~~as **Racine and Madison, LLC**, husband and wife~~, of the Village of Burr Ridge, Illinois, County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

3/MS

See Exhibit 'A' attached hereto and made a part hereof

to hold not as joint tenants, or as tenants in common but as tenants by the entirety.

SUBJECT TO: terms, provisions, covenants, conditions and options contained in and rights and easements established by the Declaration of Condominium Ownership recorded as document number 0011163150, as amended from time to time; (b) terms, provisions, covenants, conditions and options contained in and rights and easements established by the Operating Agreement and Declaration recorded as document number 0011163119, as amended from time to time; and (c) limitations and conditions imposed by the Condominium Property Act.

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 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.

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.

Permanent Real Estate Index Number(s): 17-17-200-004; 17-17-200-005; 17-17-200-006; 17-17-200-007; 17-17-200-008; 17-17-200-009 and 17-17-200-010

Address(es) of Real Estate: 1155 W. Madison Street, Unit 211, Chicago, Illinois 60607

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Managing Member this 29th day of January, 2002.

Racine and Madison, LLC
By Sproul Mitchell Builders, Inc., its Managing Member

By Arthur D. Mitchell
Arthur D. Mitchell, President

BOX 333-CTI

UNOFFICIAL COPY

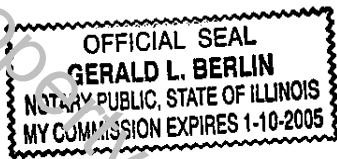
Property of Cook County Clerk's Office

STATE OF ILLINOIS, COUNTY OF COOK ss.

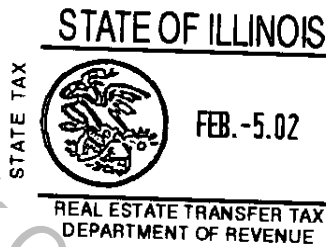
I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Arthur D. Mitchell, personally known to me to be the President of Sproul Mitchell Builders, Inc. and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as such Arthur D. Mitchell and President he signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of January 2002

[Signature] (Notary Public)



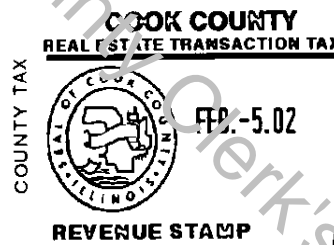
Prepared By: Gerald Berlin
150 N. Michigan Ave. - Suite 1115
Chicago, Illinois 60601



REAL ESTATE TRANSFER TAX
0027900
FP 102808

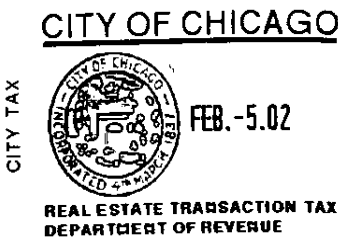
0090022649

Mail To:
Michelotti & Associates Ltd
1200 Torie Blvd
Oak Brook, IL 60523



REAL ESTATE TRANSFER TAX
0013950
FP 102802

0000022508



REAL ESTATE TRANSFER TAX
0209250
FP 102805

0000011345

Clerk's Office

UNOFFICIAL COPY

Property of Cook County Clerk's Office

EXHIBIT "A"

Unit 211 and Unit P38 in the Madison Club Condominiums as delineated on a survey of the following described real estate:

LOTS 14, 15, 16, 17, 18, 19, 20 AND 21, IN HAYES' SUBDIVISION OF BLOCK 2 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST HALF AND THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT FROM SAID PROPERTY, TAKEN AS A TRACT, THAT PART THEREOF LYING ABOVE A HORIZONTAL PLANE OF 15.29 FEET ABOVE CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE OF 28.02 FEET ABOVE CHICAGO CITY DATUM AND FALLING WITHIN THE BOUNDARIES OF THE FOLLOWING DESCRIBED PROPERTY: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE NORTH 90° 00' 00" EAST ALONG THE NORTH LINE THEREOF 6.50 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00° 15' 54" EAST 38.0 FEET; THENCE NORTH 90° EAST 146.0 FEET; THENCE NORTH 00° 15' 54" WEST 38.0 FEET; THENCE NORTH 90° WEST 146.0 FEET TO THE POINT OF BEGINNING) IN COOK COUNTY, ILLINOIS.

which survey is attached as Exhibit "D" to the Declaration of Condominium which is recorded as document number 0011163159 together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

- 17-17-200-004-0000
- 17-17-200-005-0000
- 17-17-200-006-0000
- 17-17-200-007-0000
- 17-17-200-008-0000
- 17-17-200-009-0000
- 17-17-200-010-0000

Property of Cook County Clerk's Office