

UNOFFICIAL COPY

0020135169

1/30/0050 50 001 Page 1 of 3

2002-02-01 11:09:34

Cook County Recorder 25.50

Special Warranty Deed
Statutory (ILLINOIS)



0020135169

THE GRANTOR, PRAIRIE AND CULLERTON
L.L.C., an Illinois Limited Liability Company,
for and in consideration of TEN and 00/xx
DOLLARS, in hand paid, CONVEYS and
WARRANTS to

179886
TIMON BERNSTEIN, as a single person,
the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit and parking space described herein, the rights and easements for the benefit of said unit and parking space set forth in the declaration of condominium; and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining land described therein.

Subject to : (a) conditions and restrictions of record; (b) public utility easements and roads and highways, if any; (c) special governmental taxes or assessment (d) general taxes for the year 2002 and subsequent years (e) all rights, easements, covenants, restrictions, and-reservations contained in the condominium declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

Permanent Real Estate Index Number (s): SEE ATTACHED EXHIBIT 1

Address of Real Estate: Prairie Ave Lofts , Unit # 301, P S. 66, 221 E. Cullerton, Chgo, Illinois 60616

DATED this 31st day of January, 2002

PRAIRIE AND CULLERTON L.L.C.

BY Warren N. Barr III
WARREN N. BARR III
Manager

STEWART TITLE OF ILLINOIS
2 NORTH LA SALLE STREET, SUITE 1920
CHICAGO, IL 60606

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

WARREN N. BARR III

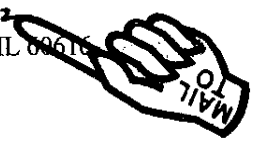
personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed, and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 31st day of January, 2002.
Commission expires 10-28 2003.

Laura Razo
NOTARY PUBLIC

PREPARED BY: David A. Cuomo & James R. Brown, 3343 S. Halsted St., Chicago, Illinois 60608
MAIL TO: Steven Bernstein, Attorney At Law, 513 Chicago Ave., Evanston, Illinois 60202
SEND SUBSEQUENT TAX BILL TO: Timon Bernstein, Unit # 301, 221 E. Cullerton, Chgo IL 60616

"OFFICIAL SEAL"
Laura Razo
Notary Public, State of Illinois
My Commission Expires Oct. 28, 2003



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EXHIBIT I
FOR UNIT 301 PARKING SPACE 66
PRAIRIE AVE LOFTS, 221 E. CULLERTON, CHICAGO, ILLINOIS 60616.

Unit 301 and parking space 66 together with its undivided percentage interest in the common elements in Prairie Avenue Lofts Condominium, as delineated and defined in the Declaration recorded as document number 0011008039, recorded October 29th, 2001, in the Southwest ¼ of Section 22, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N.'s affected: 17-22-314-017
17-22-314-018
17-22-314-019
17-22-315-001
17-22-315-002
17-22-315-003
17-22-315-004
17-22-315-005

CITY TAX

CITY OF CHICAGO



FEB.-1.02


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000002342

REAL ESTATE TRANSFER TAX
0130500
FP 102807

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



FEB.-1.02


REVENUE STAMP

00000442

REAL ESTATE TRANSFER TAX
0008700
FP 102810

STATE TAX

STATE OF ILLINOIS



FEB.-1.02

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000004459

REAL ESTATE TRANSFER TAX
0017400
FP 102804

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Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the 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, the rights and easements set forth in said declaration for the benefit of the remaining land described therein.

This deed is subject to all rights, easements, covenants, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

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