

WARRANTY DEED

UNOFFICIAL COPY

0020136045

11/19/02 8 55 001 Page 1 of 2
2002-02-01 12:52:53

Cook County Recorder 23.00

ILLINOIS' STATUTORY
(Limited Liability Company to Individual)

MAIL TO:

Library Courte, L.L.C.
7458 N. Harlem Avenue
Chicago, IL 60631
Attn: Joanne Gleason



0020136045

NAME & ADDRESS OF TAXPAYER:

Ms. Dianne E. Kinast
750 S. Pearson Street, Unit 905
Des Plaines, IL 60016

RECORDER'S STAMP

22006941/19843612

THE GRANTOR, **LIBRARY COURTE, L.L.C.**, a 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, for and in consideration of the sum of ten and 00/100 dollars, in hand paid, and pursuant to authority given by the Members of said company, CONVEYS and WARRANTS to

DIANNE E. KINAST
1114 S. Broadway, Park Ridge, IL 60068

(NAME AND ADDRESS OF GRANTEE)

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

PARCEL 1: UNIT 1-905 IN THE LIBRARY COURTE CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: PART OF LOT 5 IN LIBRARY PLAZA SUBDIVISION, BEING A SUBDIVISION OF THAT PART OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010707755 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS;

PARCEL 2: ~~THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE AND STORAGE SPACE NUMBER XXXXX IN THE COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO RECORDED AS DOCUMENT NUMBER 0010707755;~~

~~PARCEL 3~~ NONEXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER AND UPON LOT 7 IN LIBRARY PLAZA SUBDIVISION AFORESAID AS GRANTED AND CONVEYED IN THE INGRESS AND EGRESS AGREEMENT RECORDED AUGUST 17, 1999 AND KNOWN AS DOCUMENT NUMBER 99784925;

ALL IN COOK COUNTY, ILLINOIS;



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 HEREIN.

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.

BOX 333-CN

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THIS DEED IS ALSO SUBJECT TO: REAL ESTATE TAXES NOT YET DUE AND PAYABLE; THE ILLINOIS CONDOMINIUM PROPERTY ACT; THE CONDOMINIUM DECLARATION; DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LIBRARY COURTE CONDOMINIUM ASSOCIATION; COVENANTS, CONDITIONS AND RESTRICTIONS AND BUILDING LINES THEN OF RECORD; EASEMENTS EXISTING OR OF RECORD; AND SPECIAL TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED AND DRAINAGE DISTRICT OR OTHER ASSESSMENTS OR INSTALLMENTS THEREOF, NOT DUE AS OF THE CLOSING DATE.

Permanent Real Estate Index Number(s): 09-17-419-036-0000

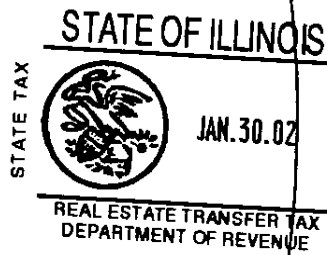
Address of Real Estate: 750 S. Pearson Street, Des Plaines, Illinois 60016

In Witness Whereof, said Grantor has caused its name to be signed to these presents this _____ day of _____, 2001.

LIBRARY COURTE, L.L.C.

By: Norwood Construction, Inc. its Manager

By: Susan J. Smith
Assistant Vice-President



REAL ESTATE TRANSFER TAX
0025000
FP 102808

0000022121

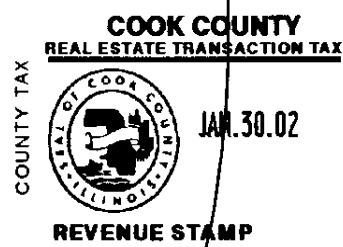
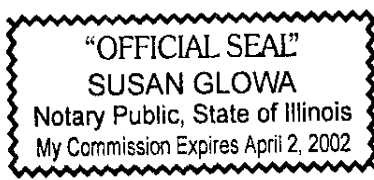
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Susan J. Smith personally known to me to be the Assistant Vice-President of Norwood Construction, Inc., the Manager of Library Courte, L.L.C., and 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 as such Assistant Vice-President, she signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as her free and voluntary act, and as the free and voluntary act and deed of said corporation on behalf of Library Courte, L.L.C., for the uses and purposes therein set forth.

20136045

Given under my hand and notarial seal this _____ day of _____, 2001.

Susan Glowa
Notary Public



REAL ESTATE TRANSFER TAX
0012500
FP 102802

0000022181

This instrument was prepared by James R. Duerr, 7458 N. Harlem Avenue, Chicago, IL 60631.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).