

UNOFFICIAL COPY

0020366092  
2821/0281 45 001 Page 1 of 5  
2002-04-01 13:37:53  
Cook County Recorder 29.00

Warranty Deed



*[Handwritten signature]*

79540490228K2au

Property of Cook County Recorder

This Warranty Deed is made this 29th day of March, 2002, by and between Hispanic Housing Development Corporation, an Illinois not-for-profit corporation (the "Grantor") and Gateway Apartments Limited Partnership, an Illinois limited partnership (the "Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid by Grantee, the receipt whereof is hereby acknowledged by Grantor, by these presents does hereby CONVEY AND WARRANT unto Grantee, and to its successors and assigns, FOREVER, the property described on Exhibit A attached hereto and made a part hereof, which property is situated in the County of Cook and State of Illinois (the "Property"). The Property hereby conveyed is conveyed subject to those title exceptions set forth on Exhibit B attached hereto and made a part hereof.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining profits thereof, and all the estate, right, title, interest, claim or demand whatsoever of Grantor, either in law or equity, of, in and to the Property with the hereditaments and appurtenances. TO HAVE AND TO HOLD the Property with the appurtenances, unto Grantee and its assigns forever.

This instrument was prepared by and after recording should be returned to:

John R. Joyce  
Stahl Cowen Crowley LLC  
55 West Monroe Street, Suite 500  
Chicago, Illinois 60603

BOX 333-CT1

UNOFFICIAL COPY

IN WITNESS WHEREOF, Grantor has caused its name to be signed to these presents as of the day and year first above-written.

Hispanic Housing Development Corporation, an Illinois not-for-profit corporation

By: Hipolito Roldan  
Hipolito Roldan  
President

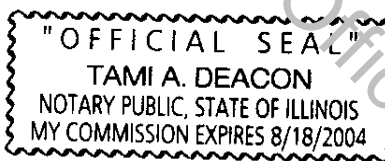
STATE OF ILLINOIS )  
  ) SS.  
COUNTY OF COOK )

I, Tami Deacon, a Notary Public in and for said County and State aforesaid, do hereby certify that on this day personally appeared before me Hipolito Roldan, personally known to me to be the same person whose name is subscribed to the foregoing instrument and personally known to me to be the President of Hispanic Housing Development, and acknowledge that he signed and delivered said instrument as his free and voluntary act as President of said corporation, and that the said instrument was signed and delivered in the name and on behalf of said corporation as the free and voluntary act and deed of said corporation.

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

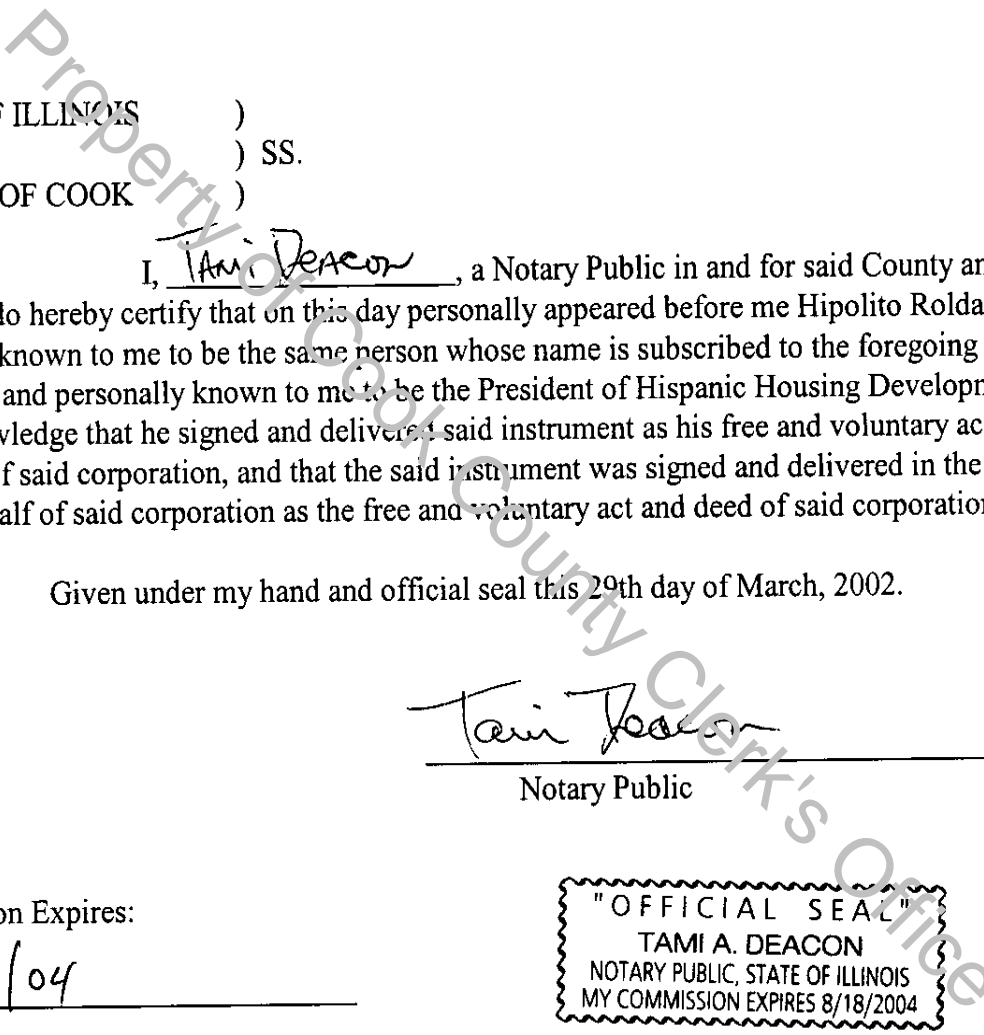
Tami Deacon  
Notary Public

Commission Expires:  
9/18/04



Exempt under Real Estate Transfer Tax Law 36 ILCS 200/31-45  
sub par 12 and 13 and 14 and 15 and 16 and 17 and 18 and 19 and 20 and 21 and 22 and 23 and 24 and 25 and 26 and 27 and 28 and 29 and 30 and 31 and 32 and 33 and 34 and 35 and 36 and 37 and 38 and 39 and 40 and 41 and 42 and 43 and 44 and 45 and 46 and 47 and 48 and 49 and 50

Date 3/29/02 Sign: \_\_\_\_\_



20366092

# UNOFFICIAL COPY

## Exhibit A

### Legal Description

THAT PART OF LOT 9 IN URE'S SUBDIVISION AND PART OF THE 60-FOOT RIGHT OF WAY LINE OF NORTH HERMITAGE AVENUE, ALL BEING IN THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE INDIAN BOUNDARY LINE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE NORTHWESTERLY RIGHT OF WAY LINE OF NORTH ROGERS AVENUE AND THE EAST RIGHT OF WAY LINE OF NORTH HERMITAGE AVENUE; THENCE NORTH 00 DEGREE, 01 MINUTES, 05 SECONDS EAST ALONG SAID EAST RIGHT OF WAY LINE OF NORTH HERMITAGE AVENUE, A DISTANCE OF 125.75 FEET; THENCE NORTH 89 DEGREES, 32 MINUTES, 38 SECONDS WEST, A DISTANCE OF 60.00 FEET; THENCE NORTH 00 DEGREES, 01 MINUTES, 05 SECONDS EAST ALONG THE WEST RIGHT OF WAY LINE OF SAID NORTH HERMITAGE AVENUE, A DISTANCE OF 125.45 FEET; THENCE SOUTH 90 DEGREES, 00 MINUTES, 00 SECOND EAST, A DISTANCE OF 177.92 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST ALONG THE PROPOSED RIGHT OF WAY OF NORTH PAULINA STREET, A DISTANCE OF 175.44 FEET; THENCE SOUTH 57 DEGREES, 07 MINUTES, 58 SECONDS WEST ALONG SAID NORTHWESTERLY RIGHT OF WAY LINE OF NORTH ROGERS AVENUE A DISTANCE OF 140.48 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

PIN: 11-30-404-004-0000 AND 11-30-404-005-0000

ADDRESS: Northeast corner of North Hermitage and North Rogers Avenues, Chicago, Illinois

20366092

Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT B

### EXCEPTIONS TO TITLE

1. Real Estate Taxes for 2002 and subsequent years.
2. Terms, provisions, conditions and limitations set forth in the Howard Paulina Redevelopment Project Area Second Amended and Restated Redevelopment Agreement, a copy of which was recorded July 17, 2001 as Documents 0010634462.
3. The land lies within the boundaries of a special service area as disclosed by ordinance recorded as Document 97946149, and is subject to additional taxes under the terms of said ordinance and subsequent related ordinances.

Property of Cook County Clerk's Office

20366092