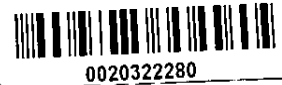


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2615/0096 11 001 Page 1 of 4
2002-03-21 12:24:50
Cook County Recorder 27.50

Special Warranty Deed
Statutory (ILLINOIS)

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



VALERIE L. NGUYEN, 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 # 608, P.S. 67, 221 E. Cullerton, Chgo, Illinois 60616

DATED this 8th day of March, 2002

PRAIRIE AND CULLERTON L.L.C.

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

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 8th day of March, 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: Cary Kabumoto, Attorney At Law, 5204 N. Christiana Ave., Chicago, Illinois 60625
SEND SUBSEQUENT TAX BILL TO: Valerie Nguyen, Unit # 608, 221 E. Cullerton, Chicago 60616



7605
8981
STATE TITLE OF ILLINOIS
2 N. LA SALLE STREET
SUITE 1920
CHICAGO, IL 60602

UNOFFICIAL COPY

20322280

STATE OF ILLINOIS
MAR. 21.02
STATE TAX
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000000000 #

REAL ESTATE TRANSFER TAX
0024350
FP 102804

COOK COUNTY
MAR. 21.02
COUNTY TAX
REAL ESTATE TRANSACTION TAX
REVENUE STAMP

000000000 #

REAL ESTATE TRANSFER TAX
0012175
FP 102810

CITY OF CHICAGO
MAR. 21.02
CITY TAX
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000000000 #

REAL ESTATE TRANSFER TAX
0182625
FP 102807

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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 also hereby 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 herein.

Property of Cook County Clerk's Office

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20322280

EXHIBIT I
FOR UNIT 608 PARKING SPACE 67
PRAIRIE AVE LOFTS, 221 E. CULLERTON, CHICAGO, ILLINOIS 60616.

Unit 608 and parking space 67 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

Property of Cook County Clerk's Office