



0020330727

**WARRANTY  
DEED  
INDIVIDUAL**

THIS INDENTURE, made as of this <sup>30<sup>th</sup></sup> day of March, 2002 between **South Chicago Condominiums II LLC**, an Illinois limited liability company, ("Grantor") and **Patricia A. Towns**, an unmarried person, ("Grantee"), whose address is 9126 South Buffalo Avenue, #2E, Chicago, Illinois 60617 for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid by the Grantee to the Grantor, the receipt and sufficiency of which is hereby acknowledged, by these presents does CONVEY and WARRANT unto the Grantee, his/her successors and assigns, FOREVER, all the following described real estate ("Real Estate"), situated in the County of Cook, State of Illinois known and described as follows, to wit:

Unit No. 2E in the Buffalo Place Condominiums as delineated on a survey of the following described real estate:

Lots 15 to 20 inclusive in Block 66 in the subdivision made by Calumet and Chicago Canal and Dock Company of parts of fractional Sections 5 and 6, Township 37 North, Range 15 East of the Third Principal Meridian

Which survey is attached as Exhibit "A" to the Declaration of Condominium recorded September 6, 2001 as Document No. 0010828245 together with its undivided percentage interest in the common elements, all in Cook County, Illinois

**Permanent Real Estate Index Numbers:** 26-05-112-025-0000  
26-05-112-041-0000

**Address of Real Estate:** Unit No. 2E  
9126 South Buffalo Avenue  
Chicago, Illinois 60617

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the

**BOX 333-CTI**

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hereditaments-and appurtenances: **TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the Grantee, his/her successors and assigns forever.

Grantor also hereby grants to the Grantee, his/her 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.

**Subject to:** (a) general real estate taxes for the year 2001 and subsequent years; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants or record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways, if any; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration.

THE TENANT OF THE UNIT CONVEYED HEREBY HAS EITHER WAIVED OR FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL OR OPTION OR HAD NO RIGHT OF FIRST REFUSAL OR OPTION WITH RESPECT TO THE UNIT CONVEYED HEREBY.

IN WITNESS WHEREOF, the Grantor has caused this Warranty Deed to be executed as of the day and year first written above.



# 0000025204

REAL ESTATE TRANSFER TAX
0004200
FP 102808

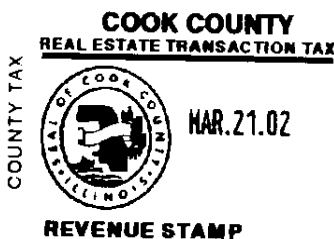
South Chicago Condominiums II LLC,  
an Illinois limited liability company

By:   
Its Managing Member

THIS DOCUMENT WAS PREPARED BY:

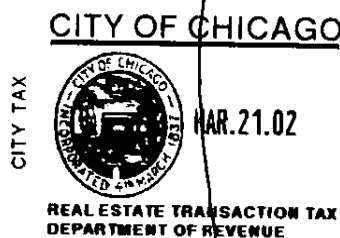
Martin K. Blonder  
Field and Goldberg, LLC  
321 South Plymouth Court  
Suite 800  
Chicago, IL 60604

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# 0000025275

REAL ESTATE TRANSFER TAX
0002100
FP 102802



# 0000012726

REAL ESTATE TRANSFER TAX
0031500
FP 102805

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STATE OF ILLINOIS     )  
COUNTY OF COOK     ) SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that **Paul Slade, the Managing Member of South Chicago Condominiums II LLC, an Illinois limited liability company**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal as of this <sup>20</sup>~~20~~th day of March, 2002.

  
\_\_\_\_\_  
Notary Public



**AFTER RECORDING, THIS DOCUMENT SHOULD BE RETURNED TO:**

Diane Danzy-O'dell  
70 West Madison, Suite 1400  
Chicago, Illinois 60602

**SUBSEQUENT TAX BILLS SHOULD BE SENT TO:**

Patricia A. Towns  
9126 South Buffalo Avenue, Unit No. 2E  
Chicago, IL 60617

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