

WARRANTY DEED

STATUTORY (ILLINOIS)
CORPORATION TO INDIVIDUAL



CTI
798-7192
Grossmann
1061

3/3

THE GRANTOR, DAN MELK DEVELOPMENT/MCL FULLERTON ALTGELD L.P., an Illinois Limited Partnership, for and in consideration of the sum of TEN (\$10.00) and 00/100-----DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO

MARK R. GROSSMANN and MICHELLE L. GROSSMANN
of 1122 N. DEARBORN, CHICAGO, IL 60610

not in Tenancy in Common, nor in Joint Tenancy but as Tenants by the Entirety, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 14-29-321-045

Address of Real Estate: 1351 WEST ALTGELD #4J, Chicago, IL 60614

In Witness Whereof, said Grantor has caused its name to be signed to these presents by Stacey L. Thomas, Vice President of MCL Companies of Chicago, Inc., General Partner of DAN MELK DEVELOPMENT/MCL FULLERTON ALTGELD L.P., this 15th day of April, 2002.

BOX 333-CTI


DAN MELK DEVELOPMENT/MCL FULLERTON ALTGELD L.P.,
an Illinois Limited Partnership

By: MCL Companies of Chicago, Inc.,
an Illinois Corporation, its General Partner

By: Stacey L. Thomas, Vice President

CITY TAX

CITY OF CHICAGO



MAY 13 2002

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

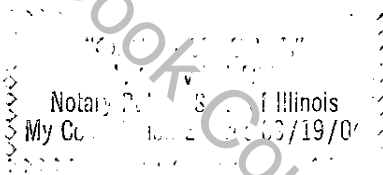
# 0000014173	REAL ESTATE TRANSFER TAX
	0447000
	FP 102805

UNOFFICIAL COPY

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 Stacey L. Thomas personally known to me to be the Vice-President of MCL Companies of Chicago, Inc., General Partner of DAN MELK DEVELOPMENT/MCL FULLERTON ALTGELD L.P., an Illinois Limited Partnership 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 the 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, for the uses and purposes therein set forth.

Given under my hand and official seal, on April 11, 2002.

IMPRESS
NOTARIAL SEAL
HERE



Jim Walsh
Notary Public

9/19/04

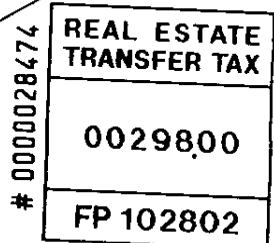
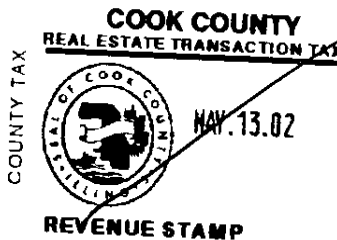
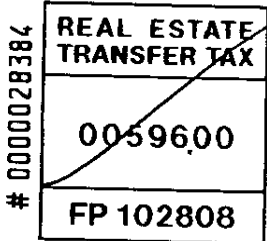
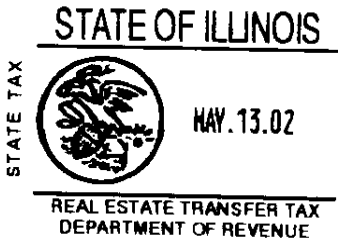
My Commission Expires

This instrument was prepared by Stacey L. Thomas, 455 E. Illinois Street, Suite 565, Chicago, Illinois 60611.

20553008

Mail to: Gina E. Llanas
Branson & Kahn
300 West Washington
14th Floor
Chicago, Illinois 60606

Send subsequent Tax Bill To:
Mark & Michelle Grossman
1351 West Altgeld, Unit H5
Chicago, IL 60644



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LEGAL DESCRIPTION

PARCEL 1: LOT 45 IN ALTGELD CLUB PHASE 3, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT OF THE PROPERTY AS SET FORTH IN THE DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR ALTGELD CLUB HOMEOWNERS ASSOCIATION RECORDED AS DOCUMENT NUMBER 98410713.

PARCEL 3: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT OF THE PROPERTY AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NUMBER 98410714.

PARCEL 4: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS FROM FULLERTON AVENUE OVER AND ACROSS A PORTION OF THE EAST 32 FEET OF LOT 8 IN COUNTY CLERK'S DIVISION AFORESAID AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NUMBER 98428496

SUBJECT TO: REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ZONING AND BUILDING LAWS OR ORDINANCES; COVENANTS, CONDITIONS, RESTRICTIONS AND UTILITY EASEMENTS OF RECORD, PROVIDED THE PROPERTY IMPROVEMENTS DO NOT VIOLATE OR ENCROACH THEREON; DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR TOWNHOUSES OF ALTGELD CLUB HOMEOWNERS ASSOCIATION (THE "ASSOCIATION") AS AMENDED FROM TIME TO TIME (THE "DECLARATION"); EASEMENT FOR INGRESS/EGRESS IN FAVOR OF ALTGELD CLUB HOMEOWNERS ASSOCIATION; SUCH OTHER MATTERS AS TO WHICH THE TITLE INSURER COMMITS TO INSURE BUYER AGAINST LOSS OR DAMAGE;

Cook County Clerk's Office
20553008