UNOFFICIAL CO17/0230 27 001 Page 1

2002-06-10 14:44:10

Cook County Recorder

47.50

Special Warranty Deed Statutory (ILLINOIS)

THE GRANTOR, PRAIRIE AND CULLERTON L.L.C., an Illinois Limited Liability Company, for and in consideration of <u>TEN and 00/xx</u> DOLLARS, in hand paid, CONVEYS and WARRANTS to



JAMES R. BROWN and CATHERINE A. BROWN, Not as Joint Tenants but as Tenants by the Entirety with Rights of Survivorship, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT NO. 1

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 for the 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, coven ats, estrictions, and reservations contained in the condominum 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 # 702, 221 E. Cullerton, Chgo, Illinois 60616

DATED this 6th day of June, 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 6th day of June, 2002. Commission expires 10 2 8 20 03.

NOTARY PUBLIC

PREPARED BY: David A. Cuomo & James R. Brown, 3343 S. Halsted St., Chicago Illinois 60608 MAIL TD: David Repared. Attorney At Law, 3343 S. Halsted St., Chicago, Illinois 60608

SEND SUBSEQUENT TAX BILL TO: Jame R.

3: James R. Brown, Unit # 702, 221 E. Cullerton, Chicago IL 60616

Notary Public, State of Illinois My Commission Expires Oct. 28, 2003 Statement 3 p

EWART TITLE OF ILLINOIS
EWART TITLE STREET, SUITE 1920
EWART LESTREET, SUITE 1920
EWARTH LESTREES, IL 60602

SIVW)

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EXHIBIT I FOR UNIT 702 PARKING SPACE PRAIRIE AVE LOFTS, 221 E. CULLERTON, CHICAGO, ILLINOIS 60616.

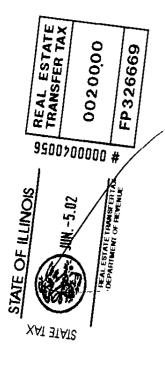
Unit 702 together with its undivided percentage interest in the common elements in Prairie Avenue Lofts Condominium, as delineated and defined in the Declaration recorded as document number 0011008039, recorded October 29th, 2001, in the Southwest 1/4 of Section 22, Township 39 North, Range 14, East 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

CITY OF CHICAGO CITY TAX JUN.-7.02 REAL ESTATE TRANSACTION DEPARTMENT OF REVENUE

REAL ESTATE 0000003402 TRANSFER TAX 0151875 FP 102807





REVENUE STAMP

FP-102810

UNOFICIAL COPY OF THE PROPERTY OF THE PROPERTY

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 and easements set forth in said declaration for the benefit of the remaining land described therein.

Coot County Clort's Office

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.