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2002-07-17 11:10:57
Cook County Recorder 25.00



0020777605

WARRANTY DEED

STATUTORY (ILLINOIS)
CORPORATION TO INDIVIDUAL

CTI

to amount

N. Wandy

7434023

0020777605

SW

THE GRANTOR, MELK DEVELOPMENT/MCL SCOTT SEDGWICK, L.P., 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

3
SW

THOMAS C. FLAHERTY and MARIJE TER ELLEN and
of 403 HIGHLAND AVE., BOULDER, CO 80302

not as Tenants in Common but as Joint Tenants, 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): 17-04-220-049

Address of Real Estate: 247 W. SCOTT STREET, #406 & P-25
Chicago, IL 60610

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 MELK DEVELOPMENT/MCL SCOTT SEDGWICK, L.P., this 31st day of August, 2001.

MELK DEVELOPMENT/MCL SCOTT SEDGWICK, L.P.,
an Illinois Limited Partnership

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

Its: General Partner

By: Stacey L. Thomas

Its: Vice President

ROX 333-CTI

Cook County	
REAL ESTATE TRANSACTION TAX	
REVENUE	113.75
DATE	JUL 10 '02
FILE NO	111927

STATE OF ILLINOIS	
REAL ESTATE TRANSFER TAX	
CO. REC. 016	227.50
31712	DEPT. OF REVENUE
RD. 10533	

LEGAL DESCRIPTION

PARCEL 1:

Unit # 406 & P-25 IN THE OLD TOWN SQUARE MIDRISE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 10 IN OSCAR MAYER'S RESUBDIVISION OF VARIOUS LOTS AND VACATED ALLEYS IN VARIOUS SUBNS IN THE WEST 1/2 OF THE NORTHEAST 1/4 AND IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT " " TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 17, 2001 AS DOCUMENT NUMBER 10308735, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT AS SET FORTH IN EASEMENT AGREEMENT RECORDED APRIL 17, 2001 AS DOCUMENT NUMBER 10308736.

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 RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS OF 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 AT LENGTH HEREIN.

Cook County Clerk's Office