

UNOFFICIAL COPY

**SPECIAL
WARRANTY DEED**

0021015582

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2002-09-17 09:14:10
Cook County Recorder 50.00



0021015582

The above space for recorder's use only

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THE GRANTOR, PARK POINT AT WHEELING, L.L.C., a Limited Liability Company, duly organized and validly existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, and pursuant to authority given by the Manager of said Company, does hereby **REMISES, RELEASES, ALIENS** and **CONVEYS** to:

Misao Furuta and Michiko Hashimoto, Co-Trustees of the Misao Furuta Revocable Trust dated August 22, 2001, the following described real estate situated in the County of Cook, State of Illinois, to wit:

ADDRESS OF PROPERTY: 640 McHenry Rd., Wheeling, IL 60090, Unit 2-304 and P-8

SEE ATTACHED EXHIBIT A

Grantor also hereby grants to the Grantee(s), its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the right and easement set forth in said declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservation contained in said Declaration the same as though the provisions of said declarations were recited and stipulated at length herein".

Together with all and singular the hereditaments and appurtenances thereunto, belonging or in anywise appertaining, and the reversion and reversions, remainders and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim, or demand whatsoever, of the Grantor, either in law or in equity, of, in and to the above described premises with the hereditaments and appurtenances to **HAVE AND TO HOLD** the said premises as above described with the appurtenances, upon the Grantee(s) its heirs and assigns forever.

Grantor, for itself, and its successors, does covenant, promise and agree, to and with the

BOX 333-CTI

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1409 008041756 AH
STREET ADDRESS: 640 MCHENRY ROAD
CITY: WHEELING
TAX NUMBER: 03-03-300-010-0000

UNIT #2-304

COUNTY: COOK



LEGAL DESCRIPTION:

PARCEL 1:

UNIT 2-304 IN PARK POINT AT WHEELING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 1 IN PARK POINT AT WHEELING SUBDIVISION IN THE WEST 1/2 OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0010943232, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE NUMBER P-8, AS A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THEREETO RECORDED AS DOCUMENT 0010943232.

STATE OF ILLINOIS		REAL ESTATE TRANSFER TAX
STATE TAX	 SEP.-6.02	0032500
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 00200325352 FP 102808
COOK COUNTY REAL ESTATE TRANSACTION TAX		REAL ESTATE TRANSFER TAX
COUNTY TAX	 SEP.-6.02	0016250
	REVENUE STAMP	# 0000066469 FP 102802