

UNOFFICIAL COPY
Deed

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7310 0177 15 001 Page 1 of 3
2002-11-20 10:37:42
Cook County Recorder 28.00



THE GRANTOR, 1530 FARGO PARTNERS, L.L.C., an Illinois limited liability company, organized 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 Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to **JEREMY R. KRAMER**, whose address is 914 Sherman, Evanston, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

(See legal description on reverse side)

Permanent Real Estate Index Number: 11-29-306-015-0000

Address of Real Estate: Unit 1532-1S, 1530-36 West Fargo, Chicago, Illinois 60626

In Witness Whereof, said Grantor has caused its name to be signed to these presents on this 18 day of October, 2002.

1530 FARGO PARTNERS, L.L.C.,
an Illinois limited liability company

By: [Signature]
One of its Members

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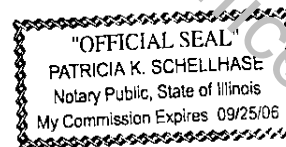
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

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I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Jay Johnson, one of the Members of 1530 WEST FARGO, L.L.C., an Illinois limited liability company, 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 severally acknowledged that as such Member, he signed and delivered the said instrument, as his free and voluntary act for the uses and purposes therein set forth.

[Signature: Patricia K. Schellhase]
Notary Public

(Notary Seal)



Given under my hand and official seal, this 18 day of October, 2002.

AFTER RECORDING, RETURN TO:

Dawn A. Himley-Grandi
Grossman & Grandi
7101 North Cicero
Lincolnwood, Illinois 60712-2112

Send subsequent tax bills to:
Jeremy R. Kramer
1532-1S West Fargo
Chicago, Illinois 60626

This Deed has been prepared by: David L. Goldstein & Associates, 35 E. Wacker, #1750, Chicago, Illinois 60601 (312.236.5689)

BOX 333-CTI

8032827 CTC JBS 18 2ncab

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"Grantor also hereby grants to the Grantee, 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 rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

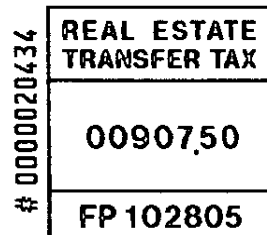
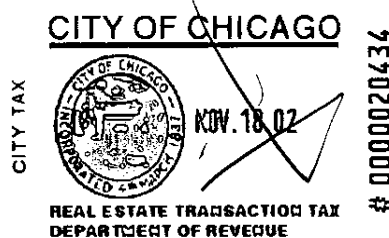
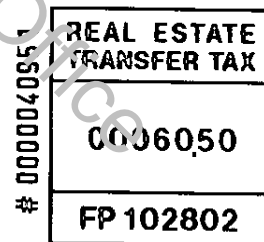
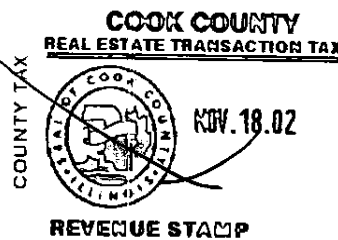
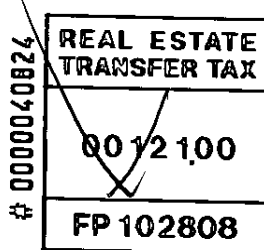
This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein."

LEGAL DESCRIPTION for the property commonly known as Unit 1532-1S, 1530-36 West Fargo, Chicago, Illinois:

PARCEL 1: UNIT NO. 1532-1S IN THE 1530 WEST FARGO CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 19 AND 20 IN BLOCK 8 IN BIRCHWOOD BEACH, A SUBDIVISION IN SECTION 29, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0021083204, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE USE OF STORAGE SPACE S-3, A LIMITED COMMON ELEMENT AS SET FORTH AND DEFINED IN THE DECLARATION RECORDED OCTOBER 2, 2002 AS DOCUMENT NUMBER 0021083204.

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"Grantor also hereby grants to the Grantee, 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 rights and easements 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 reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein."

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