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UNOFFICIAL COPY 14863

Special Warranty Deed

(Illinois)
Corporation to Individual

2934/8272 20 881 Page 1 of 2 2002-11-04 10:51:50 Cook County Recorder 24.50

The GRANTOR, MD Development, Inc., an Illinois corporation

0021214863

a corporation created and 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 Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to

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Ryan P. Cronin, of 1927 N. Sheffi Id #2R, Chicago, IL 60614

all interest in the following described Real Estate si uated in the County of Cook, in the State of Illinois, to wit:

Parcel 1: Unit 2 in the 1317 Greenview Condominiums as delineated on a Survey of the following described real estate: Lot 26 in Block 2 in the Subdivision of Block 10 in the Canal Trustee's Subdivision of parts of Section 5, Township 39 North, Range 14, East of the Third Principal Meridian, which Survey is attached as Exhibit "D" to use Declaration of Condominium recorded as Document No. 0021125011, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of P-2 and S-2, limited common elements, as delineated on the Survey attached to the Declaration of Condominium aforesaid.

SUBJECT TO: General real estate taxes for 2002 and subsequent years.

Permanent Real Estate Index Number(s): 17-05-117-025-0000 (affects underlying land)

Address(es) of Real Estate: 1317 N. Greenview Ave., Unit 2, Chicago, IL 60622

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Il inois. TO HOLD said premises forever.

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.

UNOFFICIAL COPY 21214863

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President and attested by its Secretary, this 16th day of October, 2002.

REAL ESTATE CITY OF CHICAGO 0000030663 MD DEVELOPME TRANSFER TAX OCT.30.02 0039000 Michael A. Baglio, Its President & Secretary REAL ESTATE TRANSACTION TAX FP326650 DEPARTMENT OF REVENUE State of Illinois SS. County of Cook I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael A. Baglio, personally known to me to be the President and Secretary of MD Development, Inc., 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 such President and Secretary, he signed and delivered the said instrument and caused the corporate seal of said corporation to be atrixed thereto, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth "OFFICIAL NEAL" Given under my hand and seal, this 16th day or October, 2002. PAUL J. KULJ.B Notary Public, Stato of Ling Commission Excess 12/0 Commission expires: 12-8-2001 Notary Public This instrument prepared by: Law Offices of Kulas & Kulas, 2329 W. Chicago, Cnica 30, Illinois 60622 COOK COMMITY STATE OF ILLINOIS REAL ESTATE REAL ESTATE 0000036749 000036646 ESTATE TRAP SAC (ION TAX transper tax TRANSFER TAX OCT_30_02 OCT.30.02 0014600 00/29200 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE FP326665 FP326652 REVENUE STAMP REAL ESTATE REAL ESTATE 0000030662 CITY OF CHICAGO CITY OF CHICAGO TRANSFER TAX TRANSFER TAX

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FP326650

Mail to:

Mr. Ryan P. Cronin 1317 N. Greenview Ave., Unit 2 Chicago, Illinois 60622

OCT.30.02

REAL ESTATE TRANSACTION TAX

DEPARTMENT OF REVENUE

Send subsequent tax bills to:

OCT.30.02

REAL ESTATE TRANSACTION TAX

DEPARTMENT OF REVENUE

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FP326650

Ryan P. Cronin 1317 N. Greenview Ave., Unit 2 Chicago, Illinois 60622