

This Document Prepared By:

Michael Bench
Invsco Group, Ltd.
1030 North Clark Street, #300
Chicago, Illinois 60610



Address of Real Estate:

111 East Chestnut Street
Unit 43G
Chicago, Illinois 60611

WARRANTY DEED

The GRANTOR, CHESTNUT STREET HOLDINGS, LLC, a Delaware limited liability company, 505 North Lake Shore Drive, Suite 214, City of Chicago, State of Illinois, for and in consideration of the sum of Ten dollars (\$10.00), and other goods and valuable considerations in hand paid, does hereby Convey and Warrant to the GRANTEE,

Richard K. Evans and Jodie K. Evans, not as tenants in common but as joint tenants
having an address of 111 East Chestnut Street, #12K, Chicago, Illinois 60611
the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT 4300G IN THE 111 EAST CHESTNUT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1, 1*, 1A, 1A*, 1B, 1B*, 1C, 1C*, 1D, 1D*, 1E, 1F, 1F*, 1H, 1J, 1K, 1L, 1M, AND 1N, IN THE MARIA GOULETAS' SUBDIVISION, BEING A SUBDIVISION IN THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 04074563; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

P.I.N. #: 17-03-225-078-1315 (affects Unit 4300G)

"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, IT SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND 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."

"THE TENANT, IF ANY, OF UNIT 4300G HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL."

BOX 333-CTI

Abstract
No
CTI
18
LND (F&W
78.43.890

3u

COOK
CO. NO. 016
123112

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
P.B. 10776 APR-6'00
DEPT. OF REVENUE
211.00

330084

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP APR-6'00
P.B. 11027
105.50

★
★
★
★
127395

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE APR-6'00
P.B. 81193
999.00

★
★
★
★
127396

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE APR-6'00
P.B. 11193
583.50

Property of Cook County Clerk's Office

Subject to: General real estate taxes not yet due and payable at the time of closing; special taxes or assessments for improvements not yet completed after the Contract Date; building line, use or occupancy restrictions, conditions or covenants of record; zoning laws or ordinances which conform to the present usage of the Premises; public and utility easements which serve the Premises; public roads and highways, if any; all rights, easements, restrictions, conditions and reservations of record or contained in the declaration and a reservation by the 111 East Chestnut Condominium Association (the "Association") to itself, its successors and assigns, for the benefit of all unit owners at the condominium, of rights and easements set forth in the declaration; provisions of the Condominium Property Act of Illinois (the "Act"); acts done or suffered by Buyer, or any claiming, by, through, or under Buyer; and liens and other matters as to which the title insurer commits to insure Buyer against loss or damage, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said Premises forever.

DATED this 1st day of March, 2000.

CHESTNUT STREET HOLDINGS, LLC,
a Delaware limited liability company

BY: 111 East Chestnut Consultants, Inc.,
an Illinois corporation, its managing member

BY: Nicholas V. Gouletas (Seal)
NAME: Nicholas V. Gouletas
ITS: Vice President

State of Illinois
County of Cook

I, the Undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Nicholas V. Gouletas of 111 East Chestnut Consultants, Inc., being a member of Chestnut Street Holdings, LLC, 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 acknowledge that he signed, sealed and delivered said instrument as his free and voluntary act, and the free and voluntary act of said corporation on behalf of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 1st day of MARCH, 2000.



After recording, please mail to:

Richard K. Evans
111 East Chestnut Street, #12K
Chicago, Illinois 60611

Mary Beth Stamos
Notary Public

Please send subsequent tax bills to:

Richard K. Evans
111 East Chestnut Street, #12K
Chicago, Illinois 60611