



WARRANTY DEED

THE GRANTOR LOULEE, INC., AN ILLINOIS CORP.,

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 the sum of Ten----- DOLLARS, 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
PHILIP J. SPENCE JR.,

(Name and Address of Grantee)

the following described Real Estate situated in the County of Cook in State of Illinois, to wit:

As Per Attached:



Village of Elmwood Park
Real Estate Transfer Stamp

285.50 | 6/1/03
97

This is not Homestead Property of Grantor.

Permanent Real Estate Index Number(s) 12-36-207-038, 12-36-207-039-0000

Address(es) of Real Estate 2330-34 N. HARLEM AVE., UNIT #2334-1E, ELMWOOD PARK, IL 60707

SUBJECT TO: covenants, conditions and restrictions of record,

Document No. (s) _____; _____; and to General Taxes for 2003 and subsequent years.

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 6th day of January 2003.

LOULEE, INC., AN ILLINOIS CORP.,
(Name of Corporation)

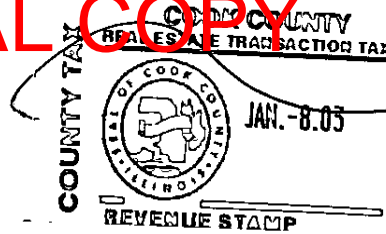
Impress
Corporate Seal
Here

President

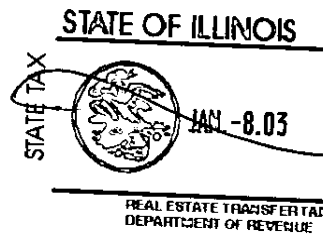
Secretary

A02-17162

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REAL ESTATE TRANSFER TAX
0002825
FP326670



REAL ESTATE TRANSFER TAX
0005650
FP326669

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the County and State aforesaid, Do HEREBY CERTIFY that LUIGI P. ADAMO personally known to me to be the President of the LOULEE, INC., AN ILLINOIS CORP.,

corporation, and LEONA M. SONNE Secretary of said corporation, and personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said

instrument and caused the corporate seal of said

corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 6th day of January 2003.

Commission expires _____ 2005

Jess E Forrest
NOTARY PUBLIC

This instrument was prepared by JESS. E. FORREST
1400 RENAISSANCE DRIVE., SUITE # 203, PARK RIDGE, IL 60068
(Name and Address)

SEND SUBSEQUENT TAX BILLS TO:

Phillip Sepence, Jr
(Name)

MAIL TO: 1710 N. Wells # 2
(Address)

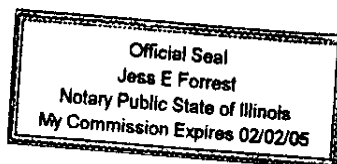
same
(Name)

Chgo, IL 60614
(City, State and Zip)

N. HARLEM AVE. #
(Address)

ELMWOOD PARK, IL 60707
(City, State and Zip)

OR: RECORDER'S OFFICE BOX NO. 250



LEGAL DESCRIPTION

PARCEL: 1

UNIT NUMBER 2334-1E IN THE 2330-34 N. HARLEM AVENUE CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 1, 2, 3 AND 4 IN BLOCK 1 IN MARWOOD ADDITION TO CHICAGO, A SUBDIVISION IN SECTION 25 AND 36, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 12, 1913, AS DOCUMENT 5197471, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 06, 2002 AS DOCUMENT NO. 0021227639, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL: 2 THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACE # 12 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0021227639.

P.I.N.: 12-36-207-038-0000, 12-36-207-039-0000

COMMONLY KNOWN AS: UNIT NO. 2334-1E

2330-34 N. HARLEM AVE., ELMWOOD PARK, IL 60068

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, 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.

SUBJECT TO: GENERAL REAL ESTATE TAXES AND SPECIAL ASSESSMENTS NOT DUE AND PAYABLE AT THE TIME OF CLOSING; APPLICABLE ZONING AND BUILDING LAWS AND ORDINANCES AND OTHER ORDINANCES OF RECORD; THE CONDOMINIUM DOCUMENTS, INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO, AND ALL OF THE COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS SET FORTH THEREIN; COVENANTS, CONDITIONS, RESTRICTIONS, BUILDING LINES AND OTHER MATTERS OF RECORD FILED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS; UTILITY EASEMENTS; ACTS DONE OR SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER; LEASES, LICENSES AND EASEMENTS RELATING TO LANDSCAPING, MAINTENANCE, REPAIR, SNOW REMOVAL, STORM WATER RETENTION, REFUSE OR OTHER SERVICES TO, FOR OR ON THE PROPERTY OR OTHERWISE AFFECTING THE COMMON ELEMENTS; TERMS AND PROVISIONS OF THE ILLINOIS CONDOMINIUM PROPERTY ACT.

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