

WARRANTY DEED  
Statutory (Illinois)  
(Individual to Individual)

UNOFFICIAL COPY

0030421159

6135/0032 05 001 Page 1 of 3  
2003-03-28 10:10:30  
Cook County Recorder 28.00

THE GRANTOR (NAME AND ADDRESS)



0030421159

CONSULATE SQUARE L.L.C.,  
an Illinois Limited Liability Company  
8707 Skokie Boulevard, Suite 202  
Skokie, Illinois 60074

of the Village of Skokie, County of Cook, and State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to

TRACE D. SCHWARTZ

2346-2350 N. Kedzie Boulevard, Unit 1-NE (B)  
Chicago, Illinois 60647

(NAMES AND ADDRESS OF GRANTEE(S))

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See page two for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: General taxes for 2002 and subsequent years and covenants, conditions and restrictions of record.

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.

The tenant of the unit had no right of first refusal.

Address(es) of Real Estate: 2346-2350 N. Kedzie Boulevard, Unit 1-NE (B), Chicago, Illinois 60641  
Permanent Index Number (PIN): 13-35-208-020-0000

DATED this 3 day of March, 2003.

PLEASE \_\_\_\_\_ (SEAL) CONSULATE SQUARE L.L.C. \_\_\_\_\_ (SEAL)

PRINT OR \_\_\_\_\_  
TYPE NAME(S) By: Jeff Dietrich, Managing Member

BELOW \_\_\_\_\_ (SEAL) \_\_\_\_\_ (SEAL)  
SIGNATURE(S) \_\_\_\_\_

80323222 MUNDUM ONE 1014 NO ADAS

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State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

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personally known to me to be the same person whose name I subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waive of right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 3 day of March 2003.

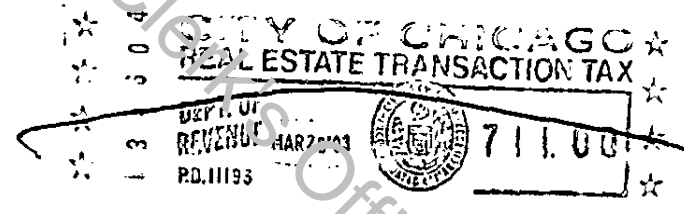
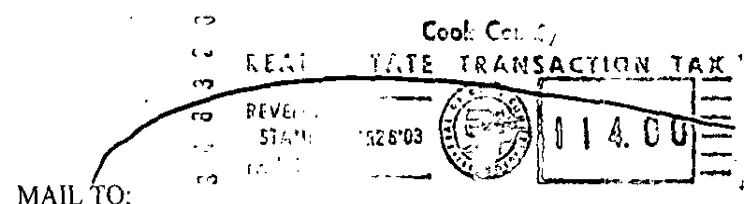
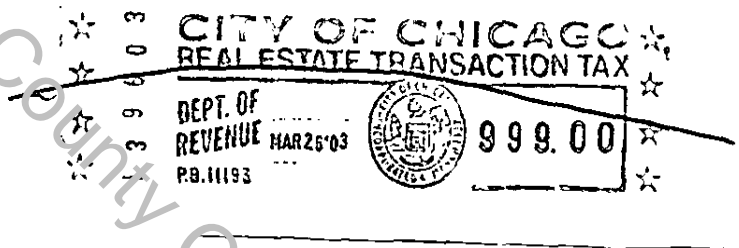
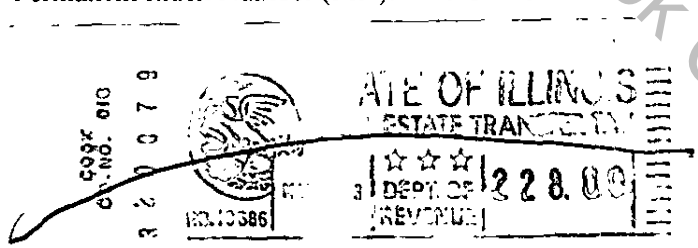
Commission expires 2003.  
Mary Mundell  
NOTARY PUBLIC

This instrument was prepared by Scott Levenfeld, 33 N. LaSalle St., Suite 2000, Chicago, Illinois 60602  
(NAME AND ADDRESS)

\*If Grantor is also Grantee you may wish to strike Release and Waiver of Homestead Rights.

### LEGAL DESCRIPTION

of premises commonly known as: 2346-2350 N. Kedzie Boulevard, Unit 1-NE (B), Chicago, Illinois 60641  
Permanent Index Number (PIN): 13-35-208-020-0000



MAIL TO:

END SUBSEQUENT TAX BILLS TO:

KENT ELLIOTT NOVIT  
(NAME)

100 N. LASALLE ST, SUITE 1010  
(ADDRESS)

CHICAGO, IL 60602  
(CITY, STATE AND ZIP)

TRACE SCHWARTZ  
(NAME)

2350 N. KEDZIE, UNIT B  
(ADDRESS)

CHICAGO, IL 60647  
(CITY, STATE AND ZIP)

or Recorder's Office Box No. \_\_\_\_\_

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**30421159**

STREET ADDRESS: 2350 N. KEDZIE BLVD. UNIT B  
CITY: CHICAGO COUNTY: COOK  
TAX NUMBER: 13-35-208-020-0000

**LEGAL DESCRIPTION:**

UNIT NO. 1-NE IN THE CONSULATE SQUARE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 2 (EXCEPT THE WEST 94 FEET AND 8 1/2 INCHES THEREOF) IN BLOCK 1 IN SHIPMAN, BILL AND MERRILL'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED JULY 1, 2002 AS DOCUMENT 0020727908 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office