

WARRANTY DEED

ILLINOIS STATUTORY

<u>CORPORATION</u> TO INDIVIDUAL

MAIL TO MK 204

Dennis Thorn

180 N Michigan Avenue

Suite 2105

Chicago, Illino

NAME/ADDRESS OF TAXPAYER

Victoria Arnold 2617 W. Evergreen

Unit 3E

Chicago, Illinois 60622



Eugene "Gene" Moore Fee: \$28.50 Cook County Recorder of Deeds Date: 04/29/2003 02:08 PM Pg: 1 of 3

RECORDER'S STAMP

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

SEE LEGAL ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Index Number: 16-01-223-015 and 16-01-223-016

Commonly Known: Unit 3E, 2617-19 W. Evergreen, Clacked, Illinois 60622

SUBJECT TO, IF ANY: Covenants, conditions, easements and restrictions of record; general real estate taxes for the year 2002 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 24th day of April, 2003.

2617 W. EVERGREEN CORPORATION, an Illinois corporation

v. X Dranget Alixiberación

KRZYSZTOF MISCIEREWICZ, Its President

TTEST: Lunius Bown

KAZIMIERZ BORAWSKI, Its Secretary

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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 KRZYSZTOF MISCIEREWICZ, personally known to me to be the President and KAZIMIERZ BORAWSKI personally known to me to be the Secretary of 2617 W. EVERGREEN CORPORATION, and personally known to me to be the same persons 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 as President and Secretary of said corporation, and caused the corporate seal to said corporation to be affixed hereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and volunary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this 24th day of April, 2003.

OF IC AL SEAL JOHN ELOVESTRAND NOTARY PUBLIC - STATE DE "LINOIS MY COMMISSION EXPIRES: 09-04-06

My commission expires:

2006

This instrument prepared by:

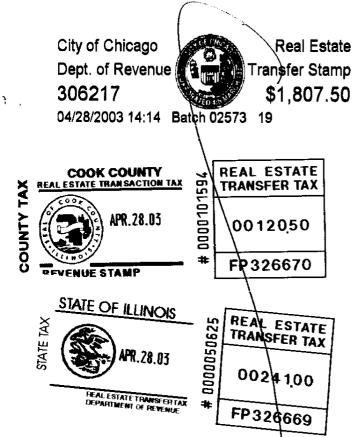
John E. Lovestrar d PALMISANO & LOVES TRAND 826

PLACE

CONTROL

CONTROL 79 West Monroe Street, Sui e 826

Chicago, Illinois 60603



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LEGAL DESCRIPTION

PARCEL 1:

UNIT __3E_IN THE 2617 W. EVERGREEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 7 AND 8 IN HUMBOLT PARK RESIDENCE ASSOCIATION SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, IL LINOIS: WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 3 1403173, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P - _____, A LIMITED COMMON ELEMENT, AND STORAGE SPACE S-______, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT _______.

P.I.N.: 16-01-223-015 and 16-01-223-016

ADDRESS: 2617-19 W. EVERGREEN, UNIT _____, CHICAGO, ILLINOIS 60622

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, 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 THIS UNIT HAD NO RIGHT OF FIRST REFUSAL.

SUBJECT TO: (1) general real estate taxes not due and payable at the time of closing; (2) the Act and Code; (3) the Condominium Documents, including all amendments and exhibits thereto; (4) applicable zoning and building laws and ordinances; (5) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (6) utility easements, if any, whether recorded or unrecorded; (7) covenants, conditions, restrictions, encroachments and easements of record.