

UNOFFICIAL COPY



Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 06/12/2003 02:44 PM Pg: 1 of 4

WARRANTY DEED Statutory (ILLINOIS)

THE GRANTOR, Paulina Homes, L.L.C., an Illinois limited liability company, for and in consideration of Ten and No/100 (\$10.00) TEN DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to 3FJ Construction Company, Inc., an Illinois corporation, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit A attached hereto and made a part hereof.

Subject to Exhibit B attached hereto and made a part hereof.

Permanent Real Estate Index Number(s): 14-30-223-160, 14-30-223-161, 14-30-223-162, 14-30-223-163

Address(es) of Real Estate: 1712-18 West Wolfram Street, Chicago, Illinois
(Lots 25, 26, 27 and 28 in Paulina Homes Subdivision, Chicago, Illinois)

DATED this 3rd day of June, 2003.

PAULINA HOMES, L.L.C.,
an Illinois limited liability company

By: MCZ Jameson, Inc., its Manager

By: James G. Haft, Vice President

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 James G. Haft, Vice President of MCZ Jameson, Inc., Manager of Paulina Homes, L.L.C. personally known to me to

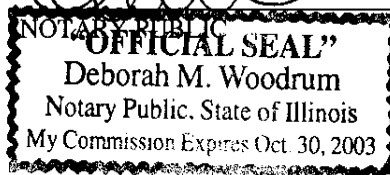
IMPRESS be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in

SEAL person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary

HERE act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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

Commission expires _____



City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
310227 \$11,295.00



06/12/2003 14:13 Batch 11233 61
1282754v1

First American Title
Order # DEC

1 of 3 Paulina
cc-11626
First American Title Order #

4

UNOFFICIAL COPY

This instrument prepared by: James G. Haft, Holland & Knight LLP
131 South Dearborn Street, 30th Floor, Chicago, Illinois 60603

MAIL TO:

Robert A. Lewinthal
Lewinthal Sklamberg & Associates
633 Skokie Boulevard
Suite 400-A
Northbrook, Illinois 60062

SEND SUBSEQUENT TAX BILLS TO:

3FJ Construction Company, Inc.
c/o Robert Chavin
4801 South Ashland
Chicago, Illinois 60609

RECORDER'S OFFICE BOX NO. _____

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

Lots 25, 26, 27 and 28 in Paulina Homes Subdivision, being a Subdivision of part of the West 3/4 (except the East 33 feet thereof) of the South 1/2 of the South 1/2 of the Northeast 1/4 of Section 30, Township 40 North, Range 14, East of the Third Principal Meridian, according to the Plat thereof recorded June 29, 2001 as Document 0010578334, in Cook County, Illinois.

Property of Cook County Clerk's Office

First American Title
Order # _____

UNOFFICIAL COPY

EXHIBIT B

PERMITTED EXCEPTIONS

1. General real estate taxes not yet due and payable.
2. Plat recorded June 29, 2001 as Document 0010578334.
3. Information and disclosures contained in environmental disclosure document for transfer of real property recorded November 15, 1991 as Document 91603886.
4. Residential Planned Development No. 771.
5. Rights of public or quasi-public utilities, if any, in said vacated alley for the maintenance therein of poles, conduits, sewers, etc.
6. Rights of the public, the State of Illinois and the municipality in and to that part of the land, if any, taken or used for road purposes.
7. Declaration of Covenants, Conditions and Restrictions, recorded July 30, 2001 as Document 0010683959, and Amended and Restated Declaration of Covenants, Conditions and Restrictions, as Document No. 0010828827, for Paulina Homes.
8. Acts done or suffered by or through the Grantee.

CHO1 #1282754 v1



First American Title
Order # _____