SPI CIAL WARRANTY DEED OFFICIAL COPY

| After Recording Mail To: | |
|---|--|
| Daniel Mc Carthy | Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Cook County Recorder of Deeds |
| 10317 South Longwood De | Cook County Records PM Pg: 1 of 3 |
| Chicago D. Gae 43. | |
| Mail Tax bills to: | |
| Daniel Mc Carthy | |
| 10319 Sout Conguered De | |
| Cheo D 900643 | |
| HIT 4323336 (1/2) | 3 |
| | |
| This 30th day of June . 2003, Kno | ow All Men By These Presents PARK |
| PLACE TOWER I, LLC, a Delaware limited liability company (the "Gran | ntor"), for and in consideration of the |
| sum of TEN AND 00/100 DOLLARS (\$10.00) in cast and other good and | valuable consideration, in hand paid |
| to Grantor, by DANIEL J. McCARTHY | (the "Grantee") |
| whose address is 10317 South Longwood DK. Chap | , the receipt and sufficiency |
| of which is hereby acknowledged, has GRANTED, BARGAINET, SOI | |
| presents does GRANT, BARGAIN, SELL, and as MA | CONVEY unto Grantee, |
| the City of Chicago, Cook County, State of Illinois to-wit: | lewing described property situated in |
| and only of Chicago, Cook County, State of Hillions to-Wit: | Q _A , |
| See Exhibit A | 4, |
| Des Damon 1 | <i>' S</i> |
| | |
| Commonly known as: Unit(s) 3212 ° V-183, 655 West Irving | Park Road, Chicago, Illinois 60613 |
| | '() |
| Permanent index numbers: Part of 14-21-101-038-0000 through -043-0000 and 14-21-101-044-1983 (Parking). | (Pre-conversion) (Unit |
| | |
| Grantor also hereby grants to Grantee, its successors and assigns, as | s rights and easements appurtenant to |

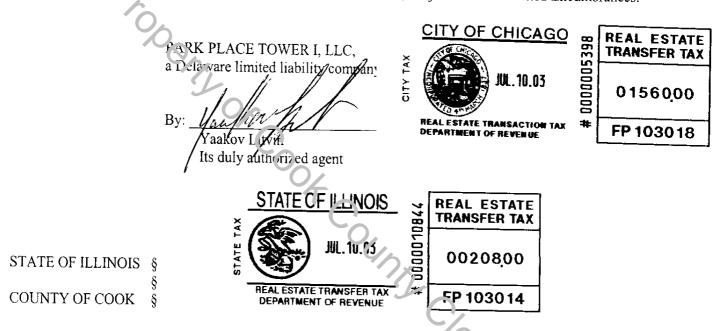
Grantor also hereby grants to Grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the Declaration of Condominium and Grantor reserves to itself, its successors and assigns, the 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, restrictions, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provision of said Declaration were recited and stipulated at length.

0319647173 Page: 2 of 3

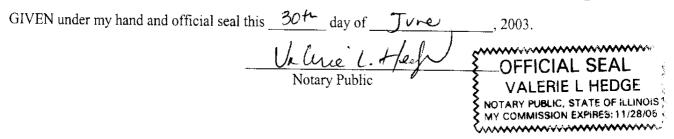
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Either (a) no tenant had a right of first refusal to purchase the unit(s) on the date on which the Grantor gave the notice required by Section 30 of the Illinois Condominium Property Act (the "Act"); (b) at the date on which the Grantor gave the notice required by Section 30 of the Act, the Unit was occupied and the tenant thereof failed to exercise or waived its first right and option to purchase the Unit, all as provided in the Act or (c) the Grantee was a tenant of the Unit prior to the conversion of the Property to Condominium.

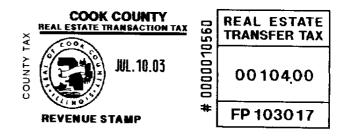
TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, subject to the Permitted Encumbrances, unto Grantee, its successors, heirs, legal representatives, administrators, and assigns, FOREVER and the Grantor hereby does bind itself; its successors, and assigns to WARRANT AND FOREVER DEFEND all and singular the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, unto Grantee, its successors, legal representatives, and assigns, forever, against every person whomsoever, lawfully claiming or to claim the same, or any part thereor by, through or under Grantor, but not otherwise, subject to the Permitted Encumbrances.



The undersigned, a notary public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that Yaakov Litvin, personally known to me to be the duly authorized agent of Park Place Tower I, LLC, a Delaware limited liability company, and 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 acknowledged that he as such duly authorized representative, signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.



Prepared by: Valerie L. Hedge, Esq., 655 W. Irving Park Road, Chicago, Illinois 60613.



0319647173 Page: 3 of 3

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Exhibit A

| Leval | Description |
|-------|-------------|
| LUZAI | Description |

| Unit(s) 3212 & V-183 together with its undivided percentage interest in the common elements in Park Place Tower I Condominium as delineated and defined in the Declaration recorded as |
|--|
| document number 0011020878, as amended from time to time, in the Northwest ¼ of Section 21, Township 40 |
| North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. |
| |
| Permanent index aumbers: Part of 14-21-101-038- thru -043 (unit) (pre-conversion) |
| and 14-21-101-044- 1983 (parking) |
| |
| Commonly known as: Unit(s) 3212 6 V-183 , 655 West Irving Park Road, Chicago, Illinoi |
| Commonly known as: Unit(s) 3212 c V-183, 655 West Irving Park Road, Chicago, Illinoi, 60613 |
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| 60613 Or Cook County Clark's Office |
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