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Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 07/21/2003 01:43 PM Pg: 1 of 4

First American Title Order # CC 29103 / all Adelin

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 16th day of July, 2003, between Paulina Homes, L.L.C., an Illinois limited liability company, party of the first part, and Patrick A. Burke and Kellie V. Burke, husband and wife, not as tenants in common but as joint tenants, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and No/100 (\$10.00) DOLLARS and other good and valuable consideration, in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and its heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois, known and described as follows, to wit:

See Exhibit A attached hereto and made a part hereof.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises (or any portion thereof), against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to Exhibit B attached hereto and made a part hereof.

Permanent Real Estate Index Number(s): 14-30-223-136

Address(es) of real estate: 2842 North Paulina, Chicago, Illinois
Lot 1 in Paulina Homes Subdivision

City of Chicago
Dept. of Revenue



Real Estate
Transfer Stamp
\$2,602.50

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed the day and year first above written.

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

By: MCZ/Jameson, Inc., its Manager

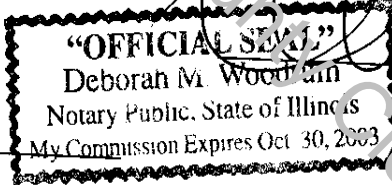
By: _____
Its: _____

STATE OF ILLINOIS

COUNTY OF COOK

I, James G. Haft, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James G. Haft, personally known to me to be the V.P. of MCZ/Jameson, Inc., Manager of Paulina Homes, L.L.C., 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 he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 12 day of July, 2003.

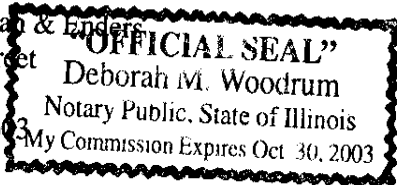


Commission expires: _____

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

MAIL TO:

Ms. Kimberly K. Enders
Spitzer, Addis, Susman & Enders
100 West Monroe Street
Suite 1500
Chicago, Illinois 60603



SEND SUBSEQUENT TAX BILLS TO:

Patrick Burke
2541 N. Wayne #3
Chicago, IL 60614

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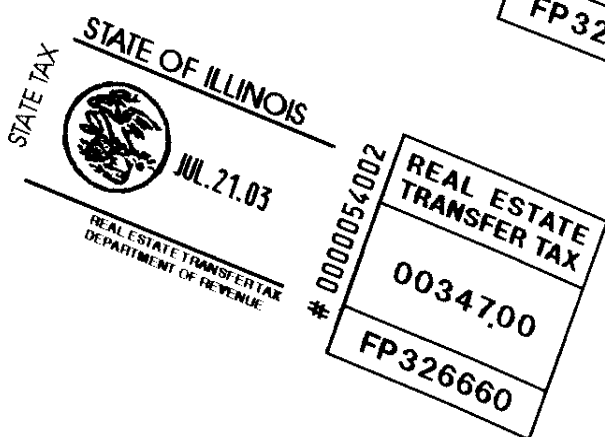
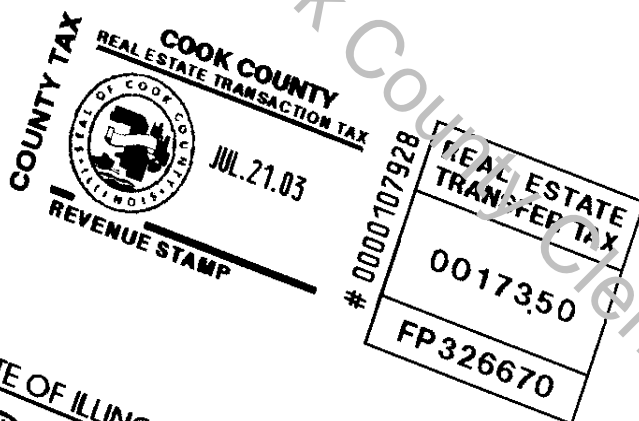
EXHIBIT A

LEGAL DESCRIPTION

LOT 1 IN PAULINA HOMES SUBDIVISION BEING A SUBDIVISION OF PART OF THE WEST ¼ (EXCEPT THE EAST 33 FEET THEREOF) OF THE SOUTH ½ OF THE SOUTH ½ OF THE NORTHEAST ¼ 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.

P.I.N.: 14-30-122-136

Property of Cook County Clerk's Office



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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.

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