

UNOFFICIAL COPY

2003/08/15

WARRANTY DEED

THE GRANTOR OP BUENA APARTMENTS LLC, an Illinois Limited Liability Company, organized under the laws of the State of Illinois, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid conveys and warrants to:



0322732058

Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 08/15/2003 09:12 AM Pg: 1 of 3

Margaret E. Condon and James P. Callaghan, 800 W. Lill, #401, Chicago, Illinois 60614, as joint tenants with right of survivorship, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (see attached for legal description). SUBJECT TO: General taxes for 2002 and subsequent years.

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Permanent Index No.: 14-17-404-061-1086, 14-17-404-061-1044

Address: 1015 W. Buena Avenue, Unit 1W, UP20, Chicago, IL 60613

Dated: July 29, 2003

City of Chicago
Dept. of Revenue



Real Estate
Transfer Stamp

315697

\$2,827.50

08/14/2003 10:27 Batch 02239 6

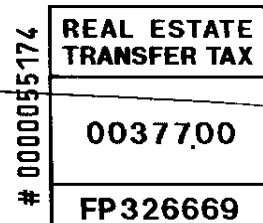
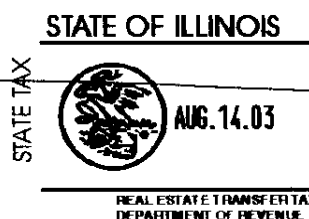
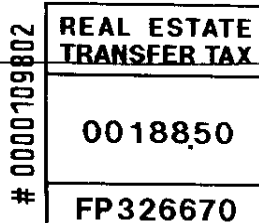
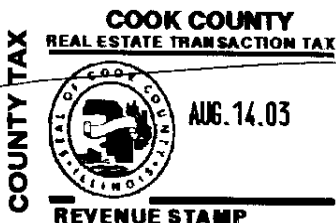
OP BUENA APARTMENTS LLC

By: Ogden Partners, Inc. fka Ogden Partners North, Inc., Manager

By:

Mark R. Ordower, President

This Instrument prepared by: Mark Ordower, 949 W. Madison, #402, Chicago, IL 60607



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STATE OF ILLINOIS)

) SS.

COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Mark R. Ordower, personally known to me to be the President of Ogden Partners, Inc. fka Ogden Partners North, Inc., Manager of OP BUENA APARTMENTS LLC, an Illinois limited liability company, appeared before me this day in person and severally acknowledged that as such President he signed and delivered the said instrument pursuant to authority, given by the Board of Directors of said corporation, as his free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 29 day of July, 2003.



Georgette Phillips
Notary Public

MAIL DEED TO:

Judy L. DeAngelis
767 Walton Lane
Grayslake, IL
60030

SEND SUBSEQUENT TAX BILLS TO:

Margaret Cordon
James P. Callaghan
1015 W. Buena #1W
Chicago, IL 60613

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LEGAL DESCRIPTION OF THE PROPERTY

UNIT NUMBERS **Unit 1W and UP20** IN BUENA VISTA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1, 2, 3 AND THE EAST 40 FEET OF LOT 29 TAKEN AS A TRACT (EXCEPT THE EAST 7 FEET OF LOTS 1, 2 AND 3 WHICH WERE CONDEMNED BY THE CITY OF CHICAGO FOR STREET PURPOSES AND EXCEPT THAT PART OF SAID TRACT BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 89 DEGREES, 41 MINUTES, 45 SECONDS EAST ALONG THE NORTH LINE OF SAID TRACT, A DISTANCE OF 117.31 FEET (THE NORTH LINE OF SAID TRACT ALSO BEING THE SOUTH LINE OF WEST BUENA AVENUE); THENCE SOUTH 00 DEGREES, 26 MINUTES, 51 SECONDS WEST, 79.92 FEET; THENCE NORTH 89 DEGREES, 33 MINUTES, 09 SECONDS WEST, A DISTANCE OF 116.69 FEET TO A POINT ON THE WEST LINE OF SAID TRACT; THENCE NORTH 00 DEGREES, 00 MINUTES, 00 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 79.62 FEET TO THE PLACE OF BEGINNING) ALL IN BLOCK 7 IN BUENA PARK SUBDIVISION IN SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 13, 1887 IN BOOK 25 OF PLATS, PAGE 28 AS DOCUMENT 840097, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0010448652, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS, COVENANTS AND RESERVATIONS CONTAINED IN SAID DECLARATIONS, THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATIONS WERE RECITED AND STIPULATED AT LENGTH HEREIN.

Commonly Known As: 1015 W. Buena Street, **Unit 1W and UP20**
Chicago, Illinois

Permanent Index No.: 14-17-404-061-1086, 14-17-404-061-1044