

UNOFFICIAL COPY



0326226111D

Special Warranty Deed
Statutory (Illinois)

Doc#: 0326226111
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 09/19/2003 11:03 AM Pg: 1 of 2

The GRANTOR, **L & P DEVELOPMENT, L.L.C.**, an Illinois Limited Liability Company,

1287336 13

a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority given by the Members of said limited liability company, CONVEYS and WARRANTS to

JAMES W. HOOVER, of 3074 W Palmer Square, Chicago, Illinois 60647

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

Unit 2256-1 in The West Loop Condominiums as delineated on a Survey of the following described real estate: The West 6 7/12 feet of Lot 6 and all of Lots 7, 8 and 9 in Jameson's Subdivision of Lots 1 to 10, both inclusive, in Bowen's Subdivision of Lot 18 in Block 10 with so much of Lots 37 and 38 as lies North of Adams Street in Freeman and Others Subdivision of Lots 14 to 17, both inclusive, in Block 10 in Rockwell's Addition to Chicago in Section 18, Township 39 North, Range 14, East of the Third Principal Meridian, which Survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document No. 00303894, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

to have and to hold said premises forever.

SUBJECT TO: General real estate taxes for 2003 and subsequent years.

Permanent Real Estate Index Number(s): 17-18-107-036-0000; 17-18-107-037-0000; and
17-18-107-038-0000 (Affect underlying land)

Address(es) of Real Estate: 2256 W. Adams, Unit 1, Chicago, Illinois 60612

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, aforesaid, 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.

AGTE INC

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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 Member/Manager this 21st day of August, 2003.

L & P DEVELOPMENT, L.L.C.

By: 

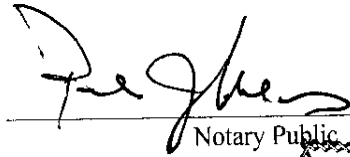
Member/Manager

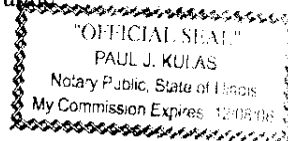
State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Petru Cladovan, personally known to me to be the Member/Manager of L & P Development, 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 that as such Member/Manager, he signed and delivered the said instrument pursuant to authority given by the Member/Managers of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth

Given under my hand and seal, this 21st day of August, 2003.

Commission expires: 12-8-06


Notary Public



This instrument prepared by: Law Offices of Kulas & Kulas, 2329 W. Chicago, Chicago, Illinois 60622

STATE OF ILLINOIS		REAL ESTATE TRANSFER TAX	
STATE TAX	SEP. -4.03	0000046614	00172.50
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		#	FP326652

CITY OF CHICAGO		REAL ESTATE TRANSFER TAX	
CITY TAX	SEP. -4.03	0000040423	00900.00
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE		#	FP326650

COOK COUNTY		REAL ESTATE TRANSFER TAX	
COUNTY TAX	SEP. -4.03	975700000	00086.25
REVENUE STAMP CITY OF CHICAGO		#	FP326665

CITY OF CHICAGO		REAL ESTATE TRANSFER TAX	
CITY TAX	SEP. -4.03	727070000	00393.75
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE		#	FP326650

Mail to:

Jay Gauthier, Esq.
400 E. Randolph, Suite 3416
Chicago, Illinois 60601

Send subsequent tax bills to:

James W. Hoover
2256 W. Adams, Unit 1
Chicago, Illinois 60612