

UNOFFICIAL COPY

WARRANTY DEED
Statutory (Illinois)
(Company to Individual)



Doc#: 0330844047
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 11/04/2003 10:14 AM Pg: 1 of 3

The Grantor, PERRY-GRACELAND, LLC,
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 and
No/100 (\$10.00) Dollars, in
Hand paid, and pursuant to
Authority given by the Board
Of Managers of said Company
CONVEYS and WARRANTS to

Nikolopoulos
Thomas Litsogiannis and Paraskevi Litsogiannis, husband and wife, not as joint tenants,
nor as tenants in common, but as tenants by the entirety, of 813 S. Owen, Mount
Prospect, Illinois

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

See attached legal



Permanent Index Number(s): 09-17-406-023-0000
09-17-406-024-0000
09-17-406-025-0000
09-17-406-026-0000
09-17-406-027-0000
09-17-406-028-0000

Commonly known as: 1378 Perry Street, Unit 401, Des Plaines, IL 60016

Subject to General Real Estate Taxes for the year 2003 and subsequent years.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto
affixed, and has caused its name to be signed and attested to these presents by
its designated Manager, this 31st day of October, 2003.

PERRY-GRACELAND, LLC, an Illinois limited liability company
By: R. Franczak & Associates, Inc., Manager

Raymond Franczak, President
187-55555-2-X

Box 378

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Legal Description:

Parcel 1: Unit 401 in the Benchmark Condominiums as delineated on a survey of the following described real estate:

Lots 39 through 50, both inclusive, in Block 4 in Ira Brown's Addition to Des Plaines being a Subdivision of the West 1/2 of the Southeast 1/4 of Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, lying North of the Chicago and Northwestern Railroad according to the plat recorded May 29, 1873, as Document Number 101568 in Book 4 of Plats, Page 73, in Cook County, Illinois,

which survey is attached as Exhibit "C" to the Declaration of Condominium recorded October 7, 2003, as Document Number 0328034000, and as amended from time to time with its undivided percentage interest in the common elements.

Parcel 2: The exclusive right of use of limited common elements known as Garage Space G-24 and Storage Space S-24.

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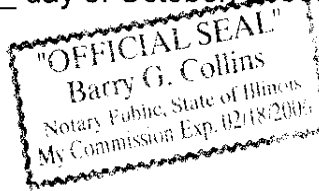
Grantor also hereby grants to the grantees, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium aforesaid, and grantor reserves to itself, its successors 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 through the provisions of said Declaration were recited and stipulated at length herein.

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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 Raymond Franczak, personally known to me to be the President of R. Franczak & Associates, Inc., Manager of Perry-Graceland, LLC, an Illinois limited liability company, and personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged he is a manager of said limited liability company, pursuant to authority given by the Board of Managers of said company as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and seal, this 31st day of October, 2003.

Commission expires: 2-18-2006



Barry G. Collins
NOTARY PUBLIC

This instrument was prepared by Barry G. Collins, 733 Lee Street, Suite 210, Des Plaines, Illinois 60016

Send subsequent tax bills to: Perry-Graceland, LLC
751 Graceland Avenue
Des Plaines, IL 60016

Please return to: Tuttle, Vedral & Collins, P.C.
733 Lee Street, Suite 210
Des Plaines, IL 60016

BOX 393

