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THIS DOCUMENT WAS PREPARED BY:

INVSCO Group
Contract Administration Dept.
1212 N. LaSalle Blvd.
Suite 100
Chicago, Illinois 60610

Doc#: 0401311096
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 01/13/2004 11:01 AM Pg: 1 of 2

ADDRESS OF REAL ESTATE:

33 W. Ontario
Unit 46-C
Chicago, IL 60610

Special Warranty Deed

THIS SPECIAL WARRANTY DEED is made this Thursday, December 18, 2003, by Millennium Centre Tower, L.L.C., an Illinois limited liability company (the "Grantor"), having a mailing address of 1212 North LaSalle Street, Suite 110, Chicago, Illinois 60610, to Giuseppe Esposito (the "Grantee(s)", having a mailing address of 2121 W. 74th Court, Elmwood Park, IL 60707.


WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged, by these presents does REMIT, RELEASE, ALIEN AND CONVEY unto the Grantee(s), and to its successors and assigns, FOREVER, all the land, situated in the City of Chicago, County of Cook and State of Illinois, to wit:

PARCEL 1: UNIT(S) 46-C AND N/A AND N/A IN THE RESIDENCES AT MILLENNIUM CENTRE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 IN MILLENNIUM CENTRE SUBDIVISION, BEING A RESUBDIVISION OF ALL OF LOTS 1 THROUGH 16, BOTH INCLUSIVE, IN BLOCK 17 IN WOLCOTT'S ADDITION TO CHICAGO IN SECTION 9, TOGETHER WITH BLOCK 26 IN KINZIE'S ADDITION TO CHICAGO IN THE NORTHWEST 1/4 OF SECTION 10, BOTH INCLUSIVE IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RESPECTIVELY, ALL TAKEN AS A TRACT, LYING WEST OF A LINE DRAWN 188.0 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF BLOCK 26 AFORESAID; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0319510001, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY OPERATION AND RECIPROCAL EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 0319203102.

P. I. N. #: 17-09-234-001-0000; 17-09-234-002-0000; 17-09-234-003-0000;
17-09-234-004-0000; 17-09-234-005-0000; 17-09-234-006-0000;
17-09-234-007-0000; 17-09-234-016-0000; 17-09-234-017-0000;
17-09-234-018-0000; 17-09-234-019-0000; 17-09-234-027-0000;
17-09-234-029-0000
(affects the captioned units and other property)

"Grantor also hereby grants to the Grantee, it's 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 declaration of condominium, aforesaid, and grantor reserves to itself, it's successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein."

STATE OF ILLINOIS		# 0000062859	REAL ESTATE TRANSFER TAX
STATE TAX			0026850
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE			FP 102808

BOX 333-CM

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Subject to: General real estate taxes not yet due and payable; easements, covenants, conditions, restrictions, building lines of record; encroachments, if any, which do not affect the use of the Unit as a private residence; applicable City of Chicago zoning, condominium and building laws of ordinances; acts done or suffered by Grantee; Condominium Property Act of Illinois; Condominium Declaration for The Millennium Centre dated July 11, 2003, and recorded on July 14, 2003 in the Office of the Cook County Recorder of Deeds as Document No. 0319510001 (the "Declaration"); declaration of Covenants, Conditions, Restrictions and Easements dated July 11, 2003 and recorded on July 11, 2003 in the Office of the Cook County Recorder of Deeds as Document No. 0319203102; liens, monetary encumbrances and other matters over which the title insurer commits to insure by endorsement; existing leases, licenses and other agreements affecting the Common Elements (as defined in the Declaration); Utility easements, if any, whether recorded or unrecorded; and installments due from Grantee(s) for assessments levied pursuant to the Declaration.

DATED this 18 day of December, 2003.

Millennium Centre Tower, L.L.C.
an Illinois limited liability company

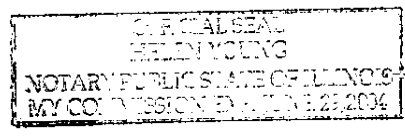
BY: Invsco Development Consultants, Inc.
an Illinois corporation, its Manager

BY: [Signature]
NAME: Steven E. Gouletas
ITS: Vice President

State of Illinois
County of Cook

I, the Undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Steven E. Gouletas of Invsco Development Consultants, Inc., being a member of Millennium Centre Tower, L.L.C., 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 acknowledge that he signed, sealed and delivered said instrument as his free and voluntary act, and the free and voluntary act of said corporation on behalf of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 18 day of December, 2003.



[Signature]
Notary Public

After recording, please mail to:

Gregory G. CASTANO
557 N. CUMBERLAND AV
SUITE 1109

Please send subsequent tax bills to:

GIUSEPPE ESPOSITO
33 W. ONTARIO, UNIT 46-C
CHICAGO, IL 60610

COOK COUNTY
REAL ESTATE TRANSACTION TAX
JAN.-6.04
0000063012
REAL ESTATE TRANSFER TAX
0013425
FP 102802

CITY OF CHICAGO
JAN.-6.04
0000007897
REAL ESTATE TRANSFER TAX
0201375
FP 102805