

UNOFFICIAL COPY

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5784/0238 55 001 Page 1 of 3  
2003-03-13 09:43:31  
Cook County Recorder 28.00



Chicago Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
(Corporation to Individual)**



0402718174

Doc#: 0402718174  
Eugene "Gene" Moore Fee: \$28.50  
Cook County Recorder of Deeds  
Date: 01/27/2004 01:23 PM Pg: 1 of 3

CR 5501278 (Green CT + T Ventures)

Property of Cook County Clerk's Office

**THE GRANTOR**, T&B Ventures, 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 & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Managers of said Limited Liability Company, **CONVEY(S)** and **WARRANT(S)** to Daniel E. Scott, an unmarried person

(GRANTEE'S ADDRESS) 10 E. Ontario Street, Apt. 3109, Chicago, Illinois 60611

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

See Exhibit 'A' attached hereto and made a part hereof

THIS IS NOT HOMESTEAD PROPERTY

**SUBJECT TO:** (i) general real estate taxes <sup>for 2003 and subsequent years</sup> ~~not yet due~~; (ii) covenants, conditions, and restrictions of record, including the Declaration of Covenants, Conditions, Restrictions and By-Laws for the Condominium Association, as amended from time to time and any Reciprocal Easement Agreement; (iii) any utility easements of record; (iv) zoning and building laws and ordinances; (v) party walls, if any; (vi) roads and highways, if any; (vii) acts done or suffered by Purchaser, and (viii) Seller's right to enter the Condominium to complete construction; none other.

Permanent Real Estate Index Number(s): 14-29-407-054-0000, 14-29-407-055-0000, 14-29-407-056-0000, 14-29-407-057-0000, 14-29-407-058-0000 and 14-29-407-059-0000

Address(es) of Real Estate: 2700 N. Halsted Street, Unit 205, Chicago, Illinois 60614

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Manager this 15<sup>th</sup> day of January, 2003.

T&B Ventures, LLC

By [Signature]  
Gary Treinkman  
Manager

1261

2  
RE-RECORDED TO CORRECT PARKING DESIGNATION.  
CORRECT PARKING SPACE IS P-57.

**BOX 333-CTI**

# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Gary Treinkman, personally known to me to be the Manager of the T&B Ventures, LLC, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Manager he signed and delivered the said instrument and caused the corporate seal of said Limited Liability Company to be affixed thereto, pursuant to authority given by the Board of 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 official seal, this 15<sup>th</sup> day of January 2003

30345415



Amelia Artner (Notary Public)


Prepared By: Daniel G. Lauer  
1424 W. Division Street  
Chicago, Illinois 60622

Mail To:  
Judy DeAngelis, Esq.  
767 Walton Lane  
Grayslake, Illinois 60030

Name & Address of Taxpayer:  
Daniel E. Scott  
2700 N. Halsted Street, Unit 205  
Chicago, Illinois 60614

STATE TAX

STATE OF ILLINOIS



MAR. 11. 03


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000046176

REAL ESTATE TRANSFER TAX
00444.00
FP 102808

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



MAR. 11. 03


REVENUE STAMP

# 0000046312

REAL ESTATE TRANSFER TAX
00222.00
FP 102802

CITY TAX

CITY OF CHICAGO



MAR. 11. 03

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000002235

REAL ESTATE TRANSFER TAX
03330.00
FP 120805

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## EXHIBIT 'A'

### Legal Description

**PARCEL 1:**

UNIT 205 IN THE 2700 CLUB CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 TO 7, BOTH INCLUSIVE, IN H. O. MC DAID'S SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 5 ACRES OF OUTLOT 9 IN THE CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0020723157, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF P-57, S-17, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0020723157.

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.

Property of Cook County Clerk's Office

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