

# UNOFFICIAL COPY

03-024876E 1081



## WARRANTY DEED

Doc#: 0406346094  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 03/03/2004 11:12 AM Pg: 1 of 2

THE GRANTOR, 111 S. MORGAN, LLC, a Delaware, limited liability Company, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to:

Ronald C. Michelson  
1040 N Lake Shore Dr. #23C Chicago IL 60611

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

### LEGAL DESCRIPTION ATTACHED

PIN: 17-17-212-002, 17-17-212-003, 17-17-212-004, 17-17-212-005,  
17-17-212-006, 17-17-212-015

COMMON ADDRESS: 111 S Morgan, Unit 911 and PU 225, Chicago Illinois

SUBJECT TO: Covenants, conditions easements and restrictions of record; public, private and utility easements; special taxes or assessments for improvements not yet completed; installments, if any, of any special tax or assessment for improvements heretofore completed; general real estate taxes for 2002 and subsequent years; zoning and building laws and ordinances; Declaration of Condominium; provisions of the Illinois Condominium Property Act; acts or omissions of Purchaser.

DATED: 7/28/04

111 S. MORGAN, LLC

Robert Horner, Managing Member

State of Illinois )  
                          )     SS  
County of Cook    )

City of Chicago     Real Estate  
Dept. of Revenue   Transfer Stamp  
331750             \$2,957.50  
02/25/2004 11:27 Batch 02248 6



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that Robert Horner, being the managing member of 111 S. Morgan, LLC., personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act on behalf of the Company and with full Company authority, for the uses and purposes therein set forth.

Given under my hand and official seal, this 7/28/04

Notary Public

"OFFICIAL SEAL"  
BRIAN LUCZAK  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 11/22/2006

Levy's Title Insurance Corporation

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

Unit 911, and PU 225 in One One One Morgan Condominium, together with its undivided percentage interest in the common elements, as defined and delineated in the Declaration of Condominium recorded as Document Number 0030258832, as amended from time to time, in Duncan's Addition to Chicago in Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject Unit described herein, the rights and easements for the benefit of said Unit set forth in the Declaration of Condominium; 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.

Grantor hereby grants to grantee the exclusive use of limited common element storage locker number S170, as depicted in the condominium declaration recorded as document number 0030258832.

SEND SUBSEQUENT TAX BILLS TO:

Ronald C. Michela  
1040 N. Lake Shore Dr. #23c  
Chicago IL 60611

WHEN RECORDED PLEASE MAIL TO:

Ronald C. Michela  
1040 N. Lake Shore Dr. #23c  
Chicago IL 60611

PREPARED BY: David H. Cutler, 5550 W Touhy Avenue, Ste 400, Skokie IL 60077

STATE TAX

STATE OF ILLINOIS



FEB.25.04

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000001033

REAL ESTATE TRANSFER TAX
0038100
FP326660

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



FEB.25.04

REVENUE STAMP

# 0000128474

REAL ESTATE TRANSFER TAX
0019050
FP326670