

UNOFFICIAL COPY

WARRANTY DEED

030301



Doc#: 0415644090
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 06/04/2004 01:22 PM Pg: 1 of 2

THE GRANTOR ERRON DEVELOPMENT, LLC, an Illinois Limited Liability Company, for and in consideration of Ten & 00/100 Dollars, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to: IVAN KISHCHUK

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

LEGAL DESCRIPTION ATTACHED

PIN: 13-09-31-052-0000

COMMON ADDRESS: 5622 W GOODMAN, UNIT 5622 1N, CHICAGO, IL 60630.

SUBJECT TO: Covenants, conditions easements and restrictions of record; public, private and utility easements; general real estate taxes for 2003 and subsequent years; zoning and building laws and ordinances; Declaration of Condominium; provisions of the Illinois Condominium Act; acts or omissions of Purchaser.

The tenant, if any, of the Unit has either waived or failed to exercise the right of first refusal or option or had no right of first refusal or option with respect to the Unit.

DATED this 26TH day of May, 2004

Eric A. Hauser
Managing Member

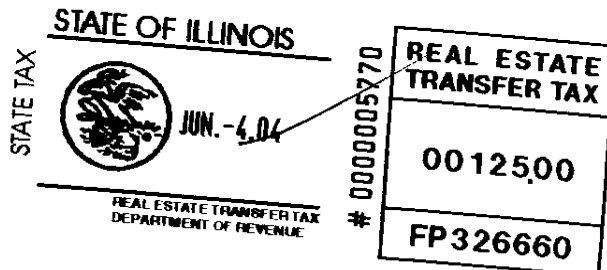
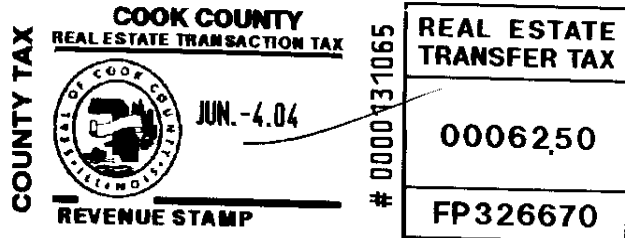
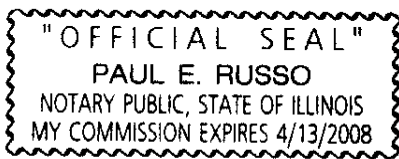
State of Illinois }
County of Cook } SS

I, the undersigned, a Notary Public, in and for said County, certify that ERIC A. HAUSER, being the managing member of ERRON DEVELOPMENT, LLC, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed the instrument as his 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 26th day of May, 2004

Paul E. Russo

Notary Public



City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
341178 \$937.50

06/04/2004 11:45 Batch 07229 58

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FILE NUMBER: 03-0361

SCHEDULE A CONTINUED PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

UNIT 5622-1N IN THE 5622-24 W GOODMAN CONDOMINIUMS, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE NORTHWESTERLY 7 FEET OF LOT TWENTY SIX [26], LOT TWENTY SEVEN [27] SOUTHEASTERLY FOUR [4] FEET OF LOT TWENTY EIGHT [28] IN BLOCK FIFTY EIGHTS [58] IN THE VILLAGE OF JEFFERSON IN SECTIONS 8 AND 9, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0414918089, TOGETHER WITH SAID UNIT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

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. 0414918089

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.