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Doc#: 0415645086
Eugene "Gene" Moore Fee: \$32.00
Cook County Recorder of Deeds
Date: 06/04/2004 10:44 AM Pg: 1 of 5

NCS-76880 / 1483 DEC / HHS

Property of Cook County Clerk's Office

Prepared by and upon recording return to:

Lee M. Rubenstein, Esq.
460 Winnetka Avenue
Suite 19
Winnetka, Illinois 60093

City of Chicago
Dept. of Revenue
341106



Real Estate
Transfer Stamp
\$5,400.00

06/04/2004 09:33 Batch 05075 2

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LIMITED WARRANTY DEED

THIS INDENTURE, made on the 20th day of May, 2004, by and between STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, an Illinois corporation ("Grantor") and PREFERRED-HALSTED II LLC, an Illinois limited liability company ("Grantee").

WITNESSETH:

THAT Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, to it paid by Grantee, the receipt of which is hereby acknowledged, does by these presents, sell and convey unto the said Grantee, its successors and assigns, the lots, tracts or parcels of land lying, being and situated in the City of Chicago, County of Cook, State of Illinois and described on Exhibit "A" attached hereto and incorporated herein by reference subject to the matters set forth on Exhibit "B" attached hereto and incorporated by reference herein.

First American Title
Order # _____

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TO HAVE AND TO HOLD the premises aforesaid with all and singular, rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto the said Grantee and unto Grantee's heirs, successor and assigns forever, the said Grantor hereby covenanting that the premises are free and clear from any encumbrance done or suffered by Grantor; and that Grantor will warrant and defend the title to said premises unto the said Grantee and unto Grantee's heirs, successors and assigns forever, against the lawful claims and demands of all persons claiming by, under or through Grantor.

IN WITNESS WHEREOF, the Grantor has executed this Limited Warranty Deed as of the day and year above written.

Grantor:

State Farm Mutual Automobile Insurance Company
an Illinois corporation

By: [Signature]

Its: Vice President

By: [Signature]

Its: Assistant Secretary

COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUN. - 4.04
REVENUE STAMP

REAL ESTATE
TRANSFER TAX
0036000
FP326670
0000131021

STATE OF ILLINOIS
STATE TAX
JUN. - 4.04
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE
TRANSFER TAX
0072000
FP326660
0000005726

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Exhibit A

Legal Description

Lots 126 to 131, both inclusive, (except the west 17 feet thereof taken for Halsted Street) in Sharpshooter's Park Subdivision in Section 21, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 25-21-317-022 Vol. No. 468
Street Address: 11717 South Halsted, Chicago, Illinois

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Exhibit B

Title Exceptions

1. Taxes not yet due and payable.
2. Information and disclosures contained in environmental disclosure document for transfer of real property recorded March 23, 1991 as Document 91031208.

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State of Illinois)
County of McLean) ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Ken Lam personally known to me to be the Vice President of State Farm Mutual Automobile Insurance Company, an Illinois corporation, and Sherry McBurn personally known to be the Asst. Secretary of said corporation, and 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 severally acknowledged that as such Vice President and Assistant Secretary of the corporation they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 20th day of May, 2004.



Julie Osgood
Notary Public
Commission expires 4/18/05

CLERK OF COOK COUNTY Clerk's Office

First American Title
Order # _____