

UNOFFICIAL COPY

100-3
WARRANTY DEED



Doc#: 0416346013
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 08/11/2004 07:51 AM Pg: 1 of 3

THE GRANTOR, WINTHROP PROPERTIES, LLC, an Illinois, 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:

Jason C. Faulkner and Constance K. Faulkner, husband and wife, not as joint tenants or as tenants in common, but as tenants by the entirety 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 913 & PU 149, 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 2003 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: 06.01.2004

WINTHROP PROPERTIES, LLC

Robert D. Horner, Manager
WINTHROP PROPERTIES, LLC

State of Illinois)
County of Cook) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that David Cutler, being the managing member of WINTHROP PROPERTIES, 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 May 28, 2004


Notary Public



Lawyers Unit #03308 Case# 03-0248766

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City of Chicago
 Dept. of Revenue
 341244
 06/04/2004 14:48



Real Estate
 Transfer Stamp
 \$3,112.50
 Batch 05378 55

STATE TAX

STATE OF ILLINOIS



JUN. - 4.04


REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

000005819

REAL ESTATE TRANSFER TAX
0041500
FP326660

COUNTY TAX

COOK COUNTY
 REAL ESTATE TRANSACTION TAX



JUN. - 4.04

REVENUE STAMP

0000131115

REAL ESTATE TRANSFER TAX
0020750
FP326670

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Unit 913, and PU 149 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 S168, as depicted in the condominium declaration recorded as document number 0030258832.

SEND SUBSEQUENT TAX BILLS TO:

Constance + Jason Faulkner
111 S. Morgan, Unit 913
Chicago, IL 60607

WHEN RECORDED PLEASE MAIL TO:



Jean Fenstermaker
221 N. LaSalle #1430
Chicago IL 60601

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