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Doc#: 0418141035
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 06/29/2004 12:04 PM Pg: 1 of 3



04-02384
Chicago Title Insurance Company

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

PT
5

THE GRANTOR, Bridgeport 35, Inc., a corporation 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 Directors of said corporation, **CONVEY(S)** and **WARRANT(S)** to John Knapp

(GRANTEE'S ADDRESS) 3303 S. Halsted, Chicago, Illinois 60609

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

SUBJECT TO: (a) general real estate taxes for 2003 and subsequent years not yet due, including taxes which may accrue by reason of new or additional improvements during the year of Closing; (b) special taxes or assessments for improvements not yet completed; (c) easements, covenants, restrictions, agreements, conditions, building lines of record and party wall rights; (d) the Illinois Condominium Property Act and the Recorded Plat of Condominium and Covenants thereon; (e) terms, provisions and conditions of the Condominium Declaration and including all amendments and exhibits thereto; (f) applicable zoning and building laws and ordinances; (g) unrecorded public and quasi-public utility easements, if any; (h) Purchaser's mortgage, if any; (i) leases, licenses, operating agreements and other agreements affecting the Common Elements; (j) acts done or suffered by or judgments against Purchaser, or anyone claiming under Purchaser; (k) encroachments, if any

Permanent Real Estate Index Number(s): 17-32-402-013-0000, 17-32-402-014-0000, 17-32-402-015-0000, 17-32-402-016-0000, 17-32-402-017-0000, 17-32-402-018-0000
Address(es) of Real Estate: 3500 S. Sangamon Street, #314, Chicago, Illinois 60610

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 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 contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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 Vice President, and attested by its _____ this 7th day of JUNE, 2004

Bridgeport 35, Inc.

By

Paul Dincin
Vice President

Attest

City of Chicago
Dept. of Revenue



Real Estate
Transfer Stamp
\$2,235.00

343332

06/25/2004 13:26 Batch 02228 47

PREMIER
TITLE

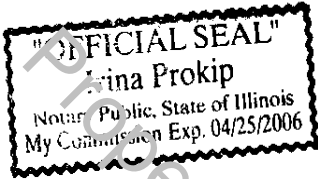
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Paul Dincin, personally known to me to be the Vice President of the Bridgeport 35, Inc., and _____, personally known to me to be the _____ of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Paul Dincin and Vice President 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 17th day of JUNE 15 2009



[Signature] (Notary Public)

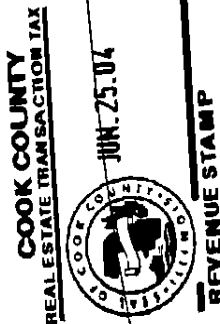
Prepared By: Paul D. Dincin
20 W. Hubbard Street, Suite 2nd W
Chicago, Illinois 60610

Mail To:
John Knapp
3303 S. Halsted
Chicago, Illinois 60609

Name & Address of Taxpayer:
John Knapp
3303 S. Halsted
Chicago, Illinois 60609

REAL ESTATE TRANSFER TAX	0014900	FP326670
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0000732812



COUNTY TAX



REAL ESTATE TRANSFER TAX	00298.00	FP 326669
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0000066604

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EXHIBIT A

Legal Description

UNIT 314 IN THE UNION LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 TO 12, INCLUSIVE IN BLOCK 3 IN GAGE AND OTHERS SUBDIVISION OF THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0407127001, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3500 SOUTH SANGAMON STREET, CHICAGO, ILLINOIS.

P.I.N.(s): 17-32-402-013

17-32-402-016

17-32-402-014

17-32-402-017

17-32-402-015

17-32-402-018

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