

UNOFFICIAL COPY

OR

RECORDED'S OFFICE BOX NO. (City, State and Zip)

Crestwood III 60445 (Address)

5141 W. 139th Pl (Name)

Fred Mandt (Name and Address)
SEND SUBSEQUENT TAX BILLS TO:

Michael A. Buck (Name)
4610 W. 147th St (Address)
M. P. Hoffman, #1160445 (Address)

MAIL TO:

This instrument was prepared by

William C. Dowd, 7480 West College Drive Suite 103, Palos Heights, IL 60463

NOTARY PUBLIC

Commission expires

19

Given under my hand and official seal, this

day of June 15

2004

corporation, for the uses and purposes therein set forth.

of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, to be affixed thereto, pursuant to authority given by the Board of

Directors

President and Secretary of said corporation, and personally known to me to be

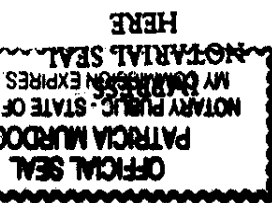
the same persons whose names are subscribed to the foregoing instrument, appeared before me this day

personally known to me to be corporation, and Sean Mc Ginty

President of the McGinty Development Inc. Patrick Mc Ginty

personally known to me to be State of Illinois, County of Cook

ss. I, the undersigned, a Notary Public in and for the County



County Clerk's Office

WARRANTY DEED

Corporation to Individual

TO

Legal Description

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Unit 705 and Garage Unit G-86 in the Crestpoint Condominiums, as delineated on a part of survey of the following described tract of land:

Lot 7 in Crestpoint Phase 2, being a subdivision of part of the West half of the Southeast quarter of Section 7, Township 36 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, which Plat of Survey is attached as Exhibit "D" to the Declaration of Condominium recorded April 14, 2004, as Document Number 041058066, together with its undivided percentage interest in the common elements.


The Deed to the subject unit must contain the following language: Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described in Schedule A, 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 land described therein.

This Deed is subject to all rights, easements, covenants, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

The Deed is conveyed on the conditional limitation that the percentage of ownership of said grantees in the common elements shall be divested pro tanto and vest in the grantees of the other units in accordance with the terms of said Declaration and any amended Declarations recorded pursuant thereto, and the right of revocation is hereby reserved to the grantor herein to accomplish this result. The acceptance of this conveyance by the grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the common elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each amended Declaration recorded pursuant thereto.

STATE TAX

STATE OF ILLINOIS



JUN. 23. 04


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000001542

REAL ESTATE TRANSFER TAX
00168.00
FP 103021

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



JUN. 23. 04

REVENUE STAMP

0000001555

REAL ESTATE TRANSFER TAX
00081.50
FP 103025

COOK COUNTY Clerk's Office