

WARRANTY DEED  
Statutory (ILLINOIS)  
(Limited Liability Company to Individual)

UNOFFICIAL COPY



Doc#: 0418929207  
Eugene "Gene" Moore Fee: \$46.00  
Cook County Recorder of Deeds  
Date: 07/07/2004 12:41 PM Pg: 1 of 2

CTZ  
PETERSON  
RT 837 1143  
LND 183

THE GRANTOR, 7311 N. Honore, LLC, an Illinois limited liability company 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 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid,

CONVEYS and WARRANTS to

Shanita Jamel Bean  
2934 Central, #3N  
Evanston, IL 60201

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

SEE LEGAL DESCRIPTION ATTACHED HERETO

Permanent Index Number: 11-30-420-067-1001; 11-30-420-067-1002; 11-30-420-067-1003; 11-30-420-067-1004; 11-30-420-067-1005 and 11-30-420-067-1006 (Underlying PINs)

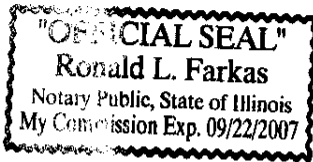
Address: 7313 N. Honore, Unit 7313-G, Chicago, IL 60626

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Managing Member, this 30 day of APRIL, 2004.

7311 N. Honore, LLC

By Managing Member

State of Illinois, County of Cook ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that John Majic, personally known to me to be the Managing Member of 7311 N. Honore, LLC, an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that as such Managing Member signed, and delivered the said instrument as Managing Member of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 30 day of APRIL, 2004

Commission expires Sept 22 2007

Notary Public

This instrument was prepared by Ronald L. Farkas, 77 West Washington, Suite 707, Chicago, Illinois 60602

MAIL TO:  
Jonathan A. Vold  
900 E. Northwest Highway  
Mount Prospect, IL 60056

SEND SUBSEQUENT TAX BILLS TO:  
Shanita Jamel Bean  
7313 N. Honore, Unit 7313-G  
Chicago, IL 60626

BOX 333

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## LEGAL DESCRIPTION RIDER

PARCEL 1: Unit 7313-G in the Honore Manor Condominiums as delineated on a survey of the following described real estate: Lot 15 (except the North 10 feet) and all of Lot 16 in S. Roger Touhys Rogers Avenue and Clayton Court Subdivision of part of Block 1 as laid out in Touhy Addition to Rogers Park in the Southeast 1/4 of Section 30, Township 41 North, Range 14, East of the Third Principal Meridian, (in Block 3 in Rogers Park) which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document number 99123051, as amended, by document recorded April 3, 2003 as document number 0030448753, and as further amended by document recorded April 25, 2003 as document number 0311519045, together with their undivided percentage interest in the common elements, all in Cook County, Illinois.

### PARCEL 2:

The exclusive right to the use of P-7, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as document number 99123051, as amended.

PIN: 11-30-420-067-1001; 11-30-420-067-1002; 11-30-420-067-1003;  
11-30-420-067-1004; 11-30-420-067-1005; and 11-30-420-067-1006


Address: 7313 N. Honore, Unit 7313-G, Chicago, IL 60626


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.

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


There was no tenant of Unit 7313-G to waive or exercise the right of first refusal.

SUBJECT TO: General taxes for 2003 and subsequent years.

|   |           |              |                                     |
|---|-----------|--------------|-------------------------------------|
| STATE TAX<br><br>REAL ESTATE TRANSFER TAX<br>DEPARTMENT OF REVENUE | JUL. 2.04 | # 0000072560 | <b>REAL ESTATE<br/>TRANSFER TAX</b> |
|   |           |              | 0019900                             |
|   |           |              | <b>FP 102808</b>                    |

|  |            |              |                                     |
|--|------------|--------------|-------------------------------------|
| CITY TAX<br><br>REAL ESTATE TRANSACTION TAX<br>DEPARTMENT OF REVENUE | JUL. -2.04 | # 0000012649 | <b>REAL ESTATE<br/>TRANSFER TAX</b> |
|  |            |              | 0149250                             |
|  |            |              | <b>FP 102805</b>                    |

|   |            |              |                                     |
|---|------------|--------------|-------------------------------------|
| COUNTY TAX<br><br>REAL ESTATE TRANSACTION TAX<br>REVENUE STAMP | JUL. -2.04 | # 0000072745 | <b>REAL ESTATE<br/>TRANSFER TAX</b> |
|   |            |              | 0009950                             |
|   |            |              | <b>FP 102802</b>                    |