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Doc#: 0420539054
Eugene "Gene" Moore Fee: \$32.00
Cook County Recorder of Deeds
Date: 07/23/2004 04:20 PM Pg: 1 of 5

THIS INSTRUMENT
PREPARED BY:
John W. Morse, Esq.
Sachnoff & Weaver, Ltd.
30 South Wacker Dr., Suite 2900
Chicago, Illinois 60606

AFTER RECORDING
RETURN TO:
Michael S. Roberts, Esq.
Connelly Roberts & McGivney,
L.L.C.
One Franklin Street, Suite 1200
Chicago, IL 60606

FOR RECORDER'S USE ONLY

SEND SUBSEQUENT TAX BILLS TO:
Stone Park Corner Development, LLC.
17475 Jovanna Drive, Suite 2A
Homewood, IL 60430

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made this 15th day of July, 2004, between LAS Investments, L.L.C., a Florida limited liability company, LPG Real Estate Holding LLC, an Illinois limited liability company, REG Real Estate Holding LLC, an Illinois limited liability company, as tenants in common (collectively, "Grantor"), and Stone Park Corner Development, LLC, whose mailing address is 17475 Jovanna Drive, Suite 2A, Homewood, Illinois ("Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) in hand paid by Grantee, the receipt whereof is hereby acknowledged, does GRANT AND CONVEY unto Grantee, and to its successors and assigns in fee simple all right, title and interest in the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Lots 5, 6, 7, 8, 9 and 10 in Block 9 in H.O. Stone and Company's World Fair Addition, a Subdivision of Section 4, Township 39 North, Range 12, East of the Third Principal Meridian, lying North and south of the Indian Boundary Line according to the Plat of Subdivision recorded as Document 10262949, in Cook County, Illinois.

COMMON ADDRESS: 3218 West North Avenue, Stone Park, Illinois

PIN: 15-04-200-006, 15-04-200-005, 15-04-200-004, 15-04-200-003 and 15-04-200-046

subject to the following exceptions:

596232-1073 HLC
DEC

Cook County Clerk's Office

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1. General taxes for the second installment of 2003 and all subsequent years;
2. Covenants, conditions and restrictions of record which do not materially and adversely affect Grantee; use of the property for commercial development;
3. Private, public and utility easements and roads and highways, if any; and
4. Matters created by, through, or under Grantee.


Grantor warrants to Grantee and its successors in title that Grantor has not created or permitted to be created any lien, charge or encumbrance against said real estate that is not shown among the title exceptions listed above; and Grantor covenants that Grantor will defend said premises to the extent of the warranties made herein against lawful claims of all persons.

The remainder of this page has been intentionally left blank.

VILLAGE OF STONE PARK
 COOK COUNTY, ILL.
 \$1,775.00
 REAL ESTATE TRANSFER TAX
 ORDINANCE No. 87-4

STATE TAX
 STATE OF ILLINOIS

 JUL.23.04
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000067547
 REAL ESTATE TRANSFER TAX
 00444.00
 FP326669

COUNTY TAX
 COOK COUNTY
 REAL ESTATE TRANSACTION TAX

 JUL.23.04
 REVENUE STAMP

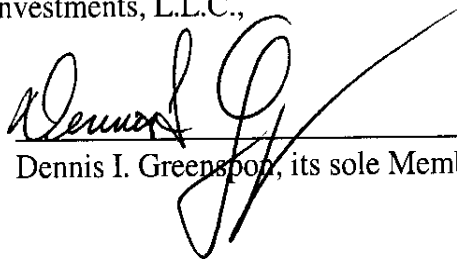
0000135445
 REAL ESTATE TRANSFER TAX
 00222.00
 FP326670

Mr. American
 rd. #

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IN WITNESS WHEREOF, the undersigned has caused its name to be signed to these presents by its Member the day and year first above written.

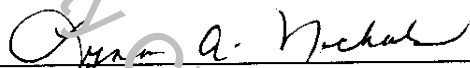
LAS Investments, L.L.C.,

By: 
Dennis I. Greenspon, its sole Member

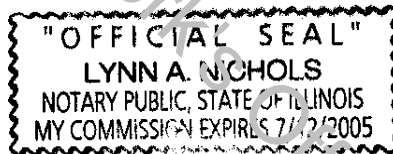
STATE OF Illinois)
) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dennis I. Greenspon, personally known or identified to me to be the Sole Member of LAS Investments, L.L.C., a Florida limited liability company (the "Company"), and the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of such Company for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of July, 2004


Notary Public

My Commission Expires: _____



American
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IN WITNESS WHEREOF, the undersigned has caused its name to be signed to these presents by its Member the day and year first above written.

LPG Real Estate Holding LLC,
an Illinois limited liability company

By: *Lawrence P. Greenspon*
Lawrence P. Greenspon, its sole Member

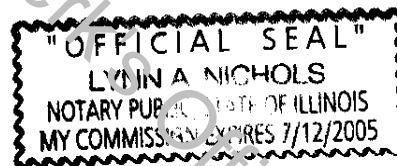
STATE OF Illinois)
) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lawrence P. Greenspon, personally known or identified to me to be the sole Member of LPG Real Estate Holding LLC, an Illinois limited liability company (the "Company"), and the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of such Company for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of July, 2004

Lyn A. Nichols
Notary Public

My Commission Expires: _____



American
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