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GEORGE E. COLE®
LEGAL FORMS

No. 804
November 1994

WARRANTY DEED Statutory (Illinois) (Corporation to Individual)



Doc#: 0431335066
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 11/08/2004 10:17 AM Pg: 1 of 2

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR

G & A Construction and Development, 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 the sum of Ten and no/100ths

_____ DOLLARS,
and other good and valuable considerations _____

_____ in hand paid,
and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to

John G. Miller and Peter L. O'Reilly*
2643 N. Greenview Avenue
Chicago, IL 60614

(Name and Address of Grantee)

the following described Real Estate situated in the County of Cook

in State of Illinois, to wit:
~~* AS JOINT TENANTS AND NOT AS TENANTS IN COMMON.~~

see Exhibit "A" attached hereto and made part hereof

Above Space for Recorder's Use Only

ST 5067735 CTIC GM No. 1001

Permanent Real Estate Index Number(s): 14-21-307-055-0000
Address(es) of Real Estate: 506 W. Roscoe, #301, Chicago, IL 60657

SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s) 0030233568; _____; and to General Taxes for 2003 and subsequent years.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its _____ President, and attested by its _____ Secretary, this 20th day of October, ~~19~~ 2004.

G & A Construction and Development, Inc.

(Name of Corporation)

Impress
Corporate Seal
Here

By George Ardelean

Attest: Agatha Ardelean

President

Secretary

Box 334

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LEGAL DESCRIPTION:

PARCEL 1:
UNIT 301 IN THE 506 WEST ROSCOE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 14 IN JONES SUBDIVISION OF LOT 22 IN PINE GROVE A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0330903107 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:
THE EXCLUSIVE RIGHT TO THE USE P6 AND P7 AND D1 AND S9, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 033090317.


WARRANTY DEED
Corporation to Individual


GEORGE E. COLE®
LEGAL FORMS

STATE OF ILLINOIS	
	NOV. 4.04
REAL ESTATE TRANSFER TAX	DEPARTMENT OF REVENUE
# 0000080278	REAL ESTATE TRANSFER TAX
	0072500
	FP 102808

TO

City of Chicago
Dept. of Revenue
356614
10/22/2004 10:23 Batch 03174 45
State of Illinois, County of Cook

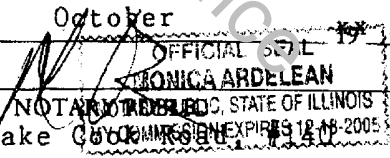
 Real Estate Transfer Stamp
\$5,437.50

COOK COUNTY REAL ESTATE TRANSACTION TAX	
	NOV. 4.04
REAL ESTATE TRANSFER TAX	0870800000
	0036250
	FP 102802

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that George Ardelean personally known to me to be the _____ President of the G & A Construction and Development, Inc. corporation, and _____ personally known to me to be the _____ 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 in person and severally acknowledged that as such _____ President and _____ Secretary, 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.

IMPRESS
NOTARIAL SEAL
HERE

Given under my hand and official seal, this 20th day of October, 2004
Commission expires 12-18 2005



This instrument was prepared by Barry M. Rosenbloom, 750 W. Lake
Buffalo Grove, IL 60089 (Name and Address)

MAIL TO: Charles A. Janda
(Name)
120 N. LaSalle St., #1040
(Address)
Chicago, IL 60602
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
John G. Miller & Peter L. O'Reilly
(Name)
506 W. Roscoe, #301
(Address)
Chicago, IL 60657
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____