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SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH,

That the Grantor, HAWTHORNE PLACE LLC, an Illinois limited liability company, duly organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State where the following described real estate is located,

Cook County Recorder of Deeds Date: 11/24/2004 09:54 AM Pg: 1 of 4

(Reserved for Recorders Use Only)

for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Manager of said limited liability company, covenants to warrant and defend said real estate against the lawful claims of persons claiming by, through, or under it and hareby GRANTS, BARGAINS, SELLS and CONVEYS to ELINOR L. PEARLSTEIN and MARK D. PEARLSTEIN (collectively, "Grantee"), whose address is:

not in tenancy in common but as JCINT TENANTS, the following described real estate, situated in the City of Chicago, County of Cook to wit:

PARCEL 1: Unit No. 2906 in 525 Hawthorne Place Condominium, as delineated on a survey of the following parcel of real estate:

The Northerly 107.60 feet of the Easterly 160 feet of the Westerly 200 feet of Lot 26 in McConnell's Subdivision in Block 16 in Hundley's Subdivision of Lots 3 to 21 inclusive and 33 to 37 inclusive in Pine Grove in Section 21, Township 40 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois

which survey is attached as an exhibit to the Declaration of Condominiva recorded as Document Number 0021232465, together with its undivided percentage interest in the common clements.

PARCEL 2:

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 proper vert forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in the Declaration for the benefit of the remaining property described therein.

Permanent Index Number (PIN):

14-21-307-057-1214

Address of Real Estate:

525 Hawthorne Place, Unit 2906 Chicago, Illinois 60657

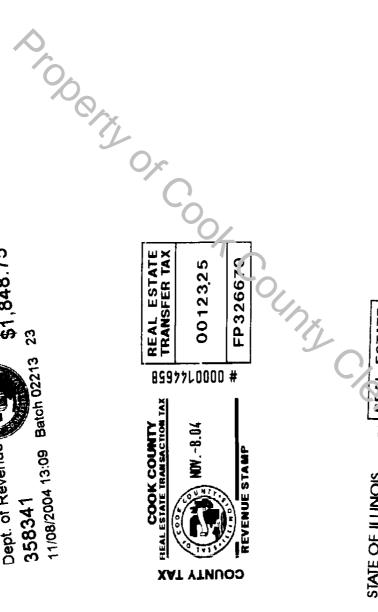
This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in the said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

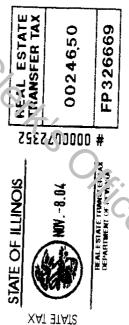
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SUBJECT TO: (a) general real estate taxes not delinquent on the date hereof; (b) applicable zoning and building laws and ordinances; (c) covenants and restrictions of record; (d) Declaration of Reciprocal Easements dated march 30, 1979 recorded as Document No. 24937229; (e) Easement Agreement recorded as Document No. 0021017513; (f) matters disclosed by Plat of Survey dated July 30, 2001, Job No. 70273, made by Mid America Survey Company and as disclosed by Zarko Sekerez & Associates, Inc. Plat of survey dated August 14th 2001 order no. 111182; (g) the Condominium Property Act of Illinois, the Condominium Ordinance of the Chicago Municipal Code, and the Declaration of Condominium recorded as Document No. 0021232465 and any amendments thereto, heretofore and hereafter recorded; (h) installments due after Closing of assessments thereto fore and hereafter established and/or levied pursuant to the Declaration, all of which assessments the Grantee agrees to pay; (i) any other matter) over which Lawyers Title Insurance Corporation commits to insure by endorsement, policy modification or otherwise; (j) acts of the Grantee; (k) special taxes or assessments for improvements not yet complete 1 and other assessments or installments thereof, including any assessments established by or implied from the Declaration or amendments thereto; (1) easements recorded at any time prior to closing; (m) utility easements whether recorded or unrecorded; and (n) any plat of subdivision affecting the Parcel.

THE TENANT OF UNITS) HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL

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	tor has hereunto set its hand and seal this 22 day of
	HAWTHORNE PLACE, LLC an Illinois limited liability company
000	By: Shamann
OC/X	Name: Ganesan Visvabharathy Its: Manager
State of Illinois) (State of	
that Ganesan Visvabharathy as Mana company, personally known to be to instrument, appeared before me this day the said instrument as the free and vo purposes herein set forth.	nd for said County, the State aforesaid, DO HEREBY CERTIFY ager of Hawthorne Place, LLC, an Illinois limited liability be the same person whose name subscribed to the foregoing in person, and acknowledged that he signed, sealed and delivered pluntary act of said limited liability company, for the uses and
GIVEN under my hand and offi	cial seal, this day of CCS 19
Commission expires DANIEL SEL NOTARY PUBLIC, STAT MY COMMISSION EXPIRE This instrument predared by: Daniel Seltzer, Attorney at 1	E OF ILLINOIS \$ RES:01/02/06 \$
	C. 1C.1 Dille ter
After Recording Mail to:	Send Subsequent Tax Bills to:
Machaerthadstun	Elimor Pendorein
LEVENTELD & PEATISTUM	525 HAWROCKE PL & 2706
2 N LASAlle ST #1300	Charge IL 60657
Chicago, IL 60602	-