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GEORGE E. COLE® **LEGAL FORMS**

No. 804 REC February 1996



WARRANTY DEED Statutory (Illinois)

(Corporation to Individual)

Doc#: 0434235153 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 12/07/2004 09:33 AM Pg: 1 of 8

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		Above Space for Recorder's use only						
THE GRANTOR Croalive D	esigns, L.L.C.		•					
	-							
A a KONNOMINN created and existing	ur der and his vietus af the les							
No.		ws of the State of Illinois						
to transact business in the State of		for and in consideration of the sum of						
2	DOLI ARU, and other go	od and valuable considerations						
	in hand paid, and pursuant to	o authority given by the Board of	Member					
Limited Liability Co	ompany							
V Gregory Crecos and Digital joint tenants.		as Tenants by the entire	ety and not by					
the following described Real Estate si	(Name and Addre tuated in the County of		n State of Illinois, to wit:					
(See Attached Legal Desc	ription - Exhibit A)							
(1)		City of Chicago	Real Estate					
\mathcal{C}	. 1 14	Dept. of Revenue	Transfer Stamp					
	MAM	359838	\$20,437.50					
with waiver of any ho	mspeed rights NF	11/22/2004 10:25 Batch 1-3	49 28					
7) Permanent Real Estate Index Numl	per(s):17-03-113-019	-0000	Sc.					
$\frac{S}{N}$ Address(es) of Real Estate: $\frac{1207}{N}$			C					
SUBJECT TO: covenants, condition	ns and restrictions of record	general real estate taxes	for the year 2000					
Document No.(s)	instarriment paid, and	subsequent years	for the year 200.					
o for and sub	sequent years							
In Witness Whereof, said Grantor has Mana	caused its corporate seal to be	hereto affixed, and has caused its na	me to be signed to these					
presents by itsPresident	ent, and attested by its							
Dunember, to 200		booreany, ma	day of					
, xx 200	Charline	Dising G	10					
Impress By	1/6	The same of the sa	(Name of Corporation)					
Corporate Seal	W JU	us mange	e					
Here Attest:			President					
		234	Secretary					

UNOFFICIAL COP REAL ESTATE TRANSFER TAX STATE OF ALINOIS # 00000081130 Corporation to Individual WARRANTY DEED STATE TAX 0272500 DEC GEORGE E. COLE® LEGAL FORMS FP 102808 REAL ESTATE TRANSF DEPARTMENT OF BE REAL ESTATE TRANSFER TAX COUR COUNTY # 0000081333 COUNTY TAX 1.04 0136250 DEC! FP 102802

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State of Illinois,	County of	REBY CERTIFY that							ly known to
		11/2/31/15	Creating	illion :	1. p. C			-	
me to be the		President of the					nerconal	lly known	to me to be
		corporation, and							
		the		Secretary of s	aid orpor	ation, an	d personal	lly known ad before	to me to be
		the same persons who	ose names are subscri	ibed to the f	oregoing i				
		in person and severally	acknowledged that	as such		Pro	:siden t an	d	ceal of said
IMPR	32 ac	Secretary, they signe	ed and delivered ti	ic said ilisti	differit at				
NOTARIA		corporation to be affi	xed thereto, pursuant	to authority	given by !	he Bo، rd			deed of said
HE	RF :	of said corporation, a	as their free and volu	untary act, a	nd as the	iree and	Olymeary	act and	deca or ours
		corporation, for the u	ses and purposes ther	em set tottii.	. Dr	G. H. C. a. b	len C	0	40
Given under my	hand and o	fficial seal, this		day	of				
Commission exp	pires	corporation, for the u	19	S - A A	No.	OTARY	PUBLIC		The Analytic and a second way to a second
		S 4 7 6 1	AL D.	P Web		175	11). KU	Kenn	Uniago FL
This instrument	t was prepare	ed by Durich 1-Flo	Chico : Nunes	(Name	and Addre	ess)	<u> </u>	<u> </u>	
	102	(VOS)	Michael Matterici	SEND SU	JBSEQUE	NT TAX	BILLS T	·O:	
		(Name)	651 W. Washingto	1	5				
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		(City, State and Zip))	Chi	Ca40	IL	600	5/0	
OR	RECORD	ER'S OFFICE BOX NO)		J	(City, S	tate and Z	Zip)	

0434235153 Page: 3 of 3

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LEGAL DESCRIPTION - EXHIBIT A

PARCEL 1:

THAT PART OF THE SOUTH 15.88 FEET OF LOT 12, AND ALL THAT PART OF LOT 13 IN BLOCK 9 IN H.O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS 15.88 FEET NORTH OF THE SOUTH LINE OF SAID LOT 12; THENCE SOUTHERLY ALONG THE EASTERLY LINE OF SAID LOTS 12 AND 13 A DISTANCE OF 29.58 FEET; THENCE WEST PARALLEL TO THE NORTH LINE OF SAID LOT 12, A DISTANCE OF 62.44 FEET; THENCE NORTH PERPENDICULAR TO THE LAST DESCRIBED LINE, A DISTANCE OF 2.10 FEET; THENCE WEST ALONG A LINE PARALLEL TO THE NORTH LINE OF SAID LOT 12, A DISTANCE OF 42 32 FEET TO THE INTERSECTION WITH THE EASTERLY RIGHT OF WAY LINE OF ASTOR STREET; THENCE NORTHERLY ALONG THE EASTERLY RIGHT OF WAY LINE OF ASTOR STREET, A DISTANCE OF 27.70 FEET; THENCE EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT 12, A DISTANCE OF 107.23 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY ACCESS EASEMENT AGREEMENT DATED MAY 12, 1998 AND RECORDED MAY 12, 1998 AS DOCUMENT 98391702 FROM CREATIVE DESIGNS, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY TO WILLIAM C. GALT FOR THE PURPOSE OF INGRESS AND EGRESS TO PROVIDE ACCESS FOR PEDESTRIAN TRAFFIC.