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Doc#: 0435118092
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/16/2004 01:56 PM Pg: 1 of 3

WARRANTY DEED

THE GRANTOR

EDGEWATER SQUARE LLC

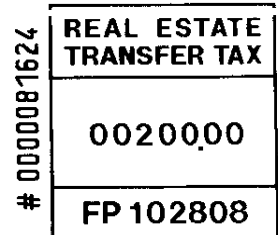
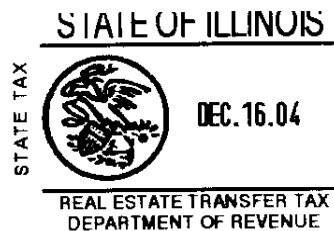
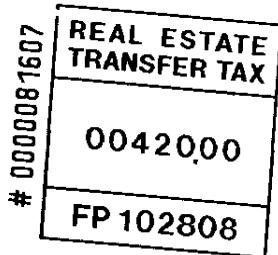
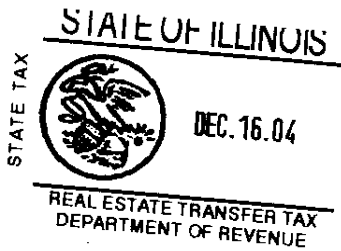
A limited liability company created and existing under
And by virtue of the laws of the State of Illinois
And duly authorized to transact business in the State of
Illinois, for and in consideration of the sum of Ten and
No/100 (\$10.00) ----- DOLLARS, and
For other good and valuable considerations _____
_____ in hand paid, and pursuant to authority
given by the Board of Directors of the managing members
of said corporation, CONVEYS AND WARRANTS to:

Cormac O'Connell, a single man,
of 310/312 Harold's Cross Road, Dublin, G.S. Ireland

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

See Attached Legal

Permanent Real Estate Index Number(s): 14-06-408-011,029,034
Address(es) of Real Estate: 1606 West Edgewater, Chicago, Illinois 60660
SUBJECT TO: covenants, conditions, and restrictions of record,
Document No.(s) 033111863; 033111864; 033111865; 0409319022; and 0414039061 and to
General Taxes for 2003 and subsequent years.



Box 334

ADS
1 of 1
END
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In Witness Whereof, the Grantor has caused its name to be signed to these presents by its _____ President, and attested by its _____ Secretary, this 20th day of October, 2004.

Edgewater Square LLC

by Wendy Andrews
President of Managing Member

Attest: J. Paul Bertsche
Secretary of Managing Member

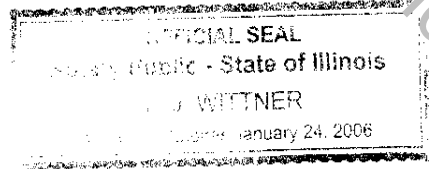
State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that Wendy Andrews, personally known to me to be the President of the managing member of Edgewater Square LLC and J. Paul Bertsche, personally known to me to be the Secretary of the managing member 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.

Given under my hand and official seal, this 24th day of October, 2004.

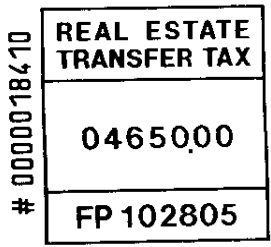
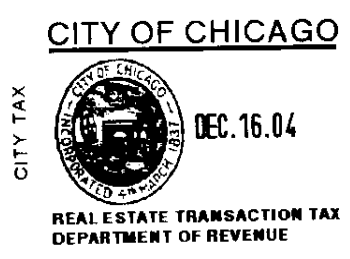
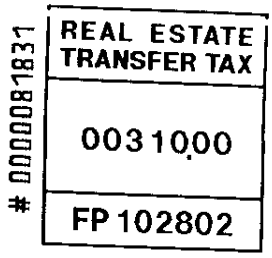
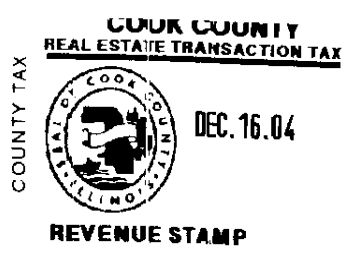
Commission expires Jan 24, 2004. J. Paul Bertsche
NOTARY PUBLIC

This instrument was prepared by J. Paul Bertsche, 3880 North Milwaukee Avenue, Chicago, IL 60641

Mail to: Mort Buckley
3750 No. Lake Shore Dr. #140
Chicago, IL 60613



Send Subsequent Tax Bills to: Mort Buckley
3750 No. Lake Shore Dr. #140
Chicago, IL 60613



21-AUG-2004 08:23

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Gold-Fax message

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CHICAGO TITLE INSURANCE COMPANY
 COMMITMENT FOR TITLE INSURANCE
 SCHEDULE A (CONTINUED)

ORDER NO.: 1401 008217825 DB

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

PARCEL 24 {UNIT 1606-24} : THE EAST 25.00 FEET OF THE WEST 50.00 FEET, LAYING SOUTH OF THE NORTH LINE OF 12.00 FOOT EAST AND WEST PUBLIC ALLEY EXTENDED EAST, AS MEASURED PERPENDICULAR TO THE WEST LINE OF THAT TRACT OF LAND DESCRIBED AS FOLLOWS: THAT PART OF LOTS 2,3, 6 AND 7, AND THE EAST 45 FEET LYING IMMEDIATELY EAST OF SAID LOTS 6 AND 7 IN THE TOWN OF CHITTENDEN IN SECTIONS 6 AND 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AS SET FORTH IN PLAT OF SUBDIVISION RECORDED ON MAY 18, 1885 (ANTE FIRE).

FALLING WITHIN THE FOLLOWING DESCRIBED TRACT: THE SOUTH 100.00 FEET OF THE NORTH 278.52 FEET OF THE EAST 246.95 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT ALLEYS AND THAT PART TAKEN FOR WIDENING OF NORTH CLARK STREET), IN COOK COUNTY, ILLINOIS.

ALSO, LOTS 1, 2, 3, 4 AND 5 (EXCEPT THAT PART TAKEN BY OR CONVEYED TO THE CITY OF CHICAGO FOR STREET PURPOSES) IN BLOCK 3 IN ASHLAND AVENUE AND CLARK STREET ADDITION TO EDGEWATER, BEING A SUBDIVISION IN PARTS OF SECTIONS 5 AND 6, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF THE PARCELS AFORESAID AS CREATED BY AND SET FORTH IN THE PRESERVATION AND GRANT OF EASEMENT FOR INGRESS AND EGRESS AND FOR PUBLIC UTILITIES RECORDED AS DOCUMENT NUMBER 0414039061.

PIN Number: 14-06-408-~~051~~^{011,029,034} (New for 2004)

Property Address: 1606 West Edgewater
 Chicago, IL 60660