

UNOFFICIAL COPY



Doc#: 0502502282  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 01/25/2005 01:06 PM Pg: 1 of 3

WARRANTY DEED  
ILLINOIS STATUTORY  
(Limited Liability Company  
to Individual)

10/5

8260348 Z Ct

**THE GRANTOR**, Laramie Park 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 TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the members of said limited liability company, **CONVEY(S)** and **WARRANT(S)** to Stephen and Judith Cohen, as husband and wife, not as Joint Tenants or Tenants in Common but as **TENANTS BY THE ENTIRETY** following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: **SEE ATTACHED EXHIBIT A.**

\* L. COHEN

**SUBJECT TO:** Subject only to the Illinois Condominium Property Act, the Declaration of Townhome Association and all amendments thereto (referenced in Exhibit A) state taxes for the current year not then due and subsequent years; Purchaser's mortgage, if any; covenants, conditions, easements, and restrictions of record, zoning and building laws and ordinances and other ordinances of record, party wall rights, if any, roads, highways and rights of way, and acts and deeds of Grantee. The warranties of Grantor are strictly limited to Grantor's acts shall be responsible to pay for any state and county revenue stamps and Purchaser shall be responsible to pay for any local revenue stamps.

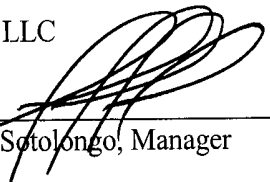
Grantor also hereby grants to the Grantee, their successors and assigns, all rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Townhome Association aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

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

Permanent Real Estate Index Number(s): 10-28-307-046-0000  
Address(es) of Real Estate: 7500 Laramie Avenue, Skokie, IL 60077

In Witness Whereof, said party of the first part has caused its company seal to be hereunto affixed, and has caused its name to be signed to these presents by its Manager, this 12th day of January, 2005.

Laramie Park LLC

By   
Adel Sotolongo, Manager

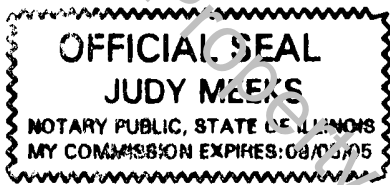
BOX 333-CT

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STATE OF ILLINOIS, COUNTY OF DUPAGE ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Adel Sotolongo, personally known to me to be the Manager of Laramie Park LLC, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as such Manager he signed and delivered the said instrument and caused the company seal of said limited liability company to be affixed thereto, pursuant to authority given by the members of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 10<sup>th</sup> day of January 2005



Judy Meks (Notary Public)

**Prepared By:** Stahl Cowen Crowley LLC  
Christina M. Carrel  
55 West Monroe  
Suite 500  
Chicago, Illinois 60603

VILLAGE OF SKOKIE, ILLINOIS  
Economic Development Tax  
Skokie Code Chapter 10  
Paid: \$1143  
Skokie Office 01/11/05

**Mail To:**  
Stephen and Judith Cohen  
7500 Laramie Avenue  
Skokie, IL 60077

**Name & Address of Taxpayer:**  
Stephen and Judith Cohen  
7500 Laramie Avenue  
Skokie, IL 60077

335678  
CO. NO. 018  
RR. 10686  
JAN 24 '05  
P.D. 11427

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
JAN 24 '05  
JETT. OF REVENUE  
381.00

Cook County  
REAL ESTATE TRANSACTION TAX  
STAMP  
JAN 24 '05  
P.D. 11427  
190.50

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## EXHIBIT A

### LEGAL DESCRIPTION

PARCEL ONE: LOT 6, EXCEPT THE NORTH 98.04 FEET THEREOF, IN HOWARD-LARAMIE RESUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 28, 2004 AS DOCUMENT NO. 0411918067, IN COOK COUNTY, ILLINOIS.

PARCEL TWO: EASEMENT OVER LOT 7 FOR THE BENEFIT OF PARCEL ONE FOR INGRESS AND EGRESS AS SHOWN ON THE PLAT OF HOWARD-LARAMIE RESBUDIVISION.

TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS DEFINED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LARAMIE PARK TOWNHOME ASSOCIATION RECORDED ON JANUARY \_\_, 2005 AS DOCUMENT NO. \_\_\_\_\_ ALL IN COOK COUNTY, ILLINOIS.

**Permanent Real Estate Index No.** 10-28-307-046-0500

**Common Address:** 7500 Laramie Avenue, Skokie, Illinois 60077

Property of Cook County Clerk's Office