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Warranty Deed Statutory (ILLINOIS) (Corporation to Individual)



Doc#: 0503520066 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 02/04/2005 11:19 AM Pg: 1 of 3

THE GRANTOR(S)

Above Space for Recorder's use only

Foxford Construction L.L. C.

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 IL for and in consideration of the sum of (\$10) Ten and 00/00 DOLLARS. In hand paid, and pursuant to authority given by the Board of Directors of said corporation, **CONVEYS** and **WARRANTS** to

Tong P. Choi

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

UNITS 301 AND P-☆ IN THE 834 W. MONTROSE CONDOMINIUM AS DELINEATED ON THE FOLLOWING DESCRIBED REAL ESTATE: LOF 17 IN BLOCK 1 IN JOHN N. YOUNG'S SUBDIVISION OF LOT 1 IN SUPERIOR COUP F PARTITION OF THE SOUTH 10 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MER DIAN, IN COOK COUNTY, ILLINOIS: WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARARTION OF CONDOMINIUM RECORDED JULY 30, 2004 AS DOCUMENT NO. 0.421/218052, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index Number (PIN): 14-17-229-0130000

Address(es) of Real Estate: 834 Montrose, Unit 301 and parking space , Chicago, IL 61640

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

Document No.(s); 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 ______ Secretary, this ______ Secretary, this ______ Secretary.

P.N.T.N.

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		Foxford Constru	ction L.L. C	_
Impress		By Suf		
Corporate Seal		3		President
Here		Attest:		
			-	Secretary
	. 1.			Secretary
State of Illinois, County			indersigned, a Notar	
	for the County and S	tate aforesaid, DO H	EREBY CERTIFY th	at
			aherty	personally
	known to me to be		President of the	
`O _A	corporation, and to me to be the	<u> </u>	ocratary of said corp	ersonally known
	personally known to	me to be the same n	ectetary of satu corp orsone whose names	e are subscribed to
	ine foregoing instrum	sent, appeared before	re me this day in ner	son and severally
	acknowledged that as	s such	President and	son, and severany
	Secretary, they signed			ent and caused
	the corporate seal of			
	given by the soa d of			
	their free and volunta	ary act, and as the fr	ee and voluntary act	and deed of
	corporation, for the u	ses and purposes th	erein set forth.	
Given under my hand a	nd official seal, this	38 day of 00	tober of	Acr/
Commission expires			\mathcal{U}	vlano.
		//×,	NO171K11 C	
This instrument was p	aranarad hv: James I	Stepanek 7235 Wes	et 103rd Street Dolo	o Uillo II 60465
Tins histraticit was j	prepared by. James 1.	Supanek, 7233 Wes	si 705 di Bireci, Taio	5 111115, 11 00405
MAIL TO:	_	CENID CLIBCEOLI	ENT TAX BILLS T	'O.
MIAIL IU.	$\overline{}$		EMI 114V DIFF2 1	O:
		Tong P. Choi	4	
		834 Montrose		
		Unit 301and park	0 1	
		Chicago, IL 60640		Sc.
OR			LINDALA	
Recorder's Office Box	No	_	MOTARY PUBLIC, STA	TE OF ILLINOIS

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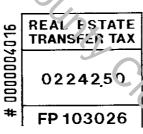
GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THERIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HERE.

THE TENANT OF THE UNIT DID NOT HAVE A RIGHT OF FIRST REFUSAL.

PURSUANT TO 765 ILC3 5/35D NOTICE IS HEREBY GIVEN GRANTEE THAT THE PERMANENT INDEX NUMBER(S) CONTAINED IN THIS CONVEYANCE DOES NOT SPECIFICALLY REPRESENT THE LEGAL DESCRIBTION OF THE PROPERTY, NOTICE IS FURTHER GIVEN, THAT A DECLARATION OF COND OMINIUM HAS BEEN RECORDED WITH THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON JULY 30, 2004 AS DOCUMENT NUMBER 0421218052 WHICH WILL RESULT IN THE ISSUANC 3 C F A PERMANENT INDEX NUMBER FOR THE PROPERTY DESCRIBED HEREIN.







1948	REAL ESTATE TRANSFER TAX
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#	FP 103021

T'S OFFICE



