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Doc#: 0504541118

Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 02/14/2005 12:01 PM Pg: 1 of 3

Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)

2059698MTCLaSalle

2059698m7cm/2

THE GRANTOR, Bailyge view Properties, L.L.C., a corporation created and existing under and by virture 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 Board of Directors of said corporation, CONVEY(S) and WARRANT(S) to Robert E Herbster Little Littl

(GRANTEE'S ADDRESS) 399 West Fullerton, Unit 5W, Chicago, Illinois 60614

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

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: General real estate taxes for the year 2004 and subsequent years

Permanent Real Estate Index Number(s): 14-19-131-021-0000

Address(es) of Real Estate: 3652 North Damen, Unit 3 and P.S. 3, Chicago, Illinois 60618

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto a fixed, and has caused its name to be signed to these presents by its Manager, and attested by its Attorney At Law this Tin Lay of February, 2005.

Ballygawley Properties, L.L.C.

By Nicholas Hardgrove

Manager

Attest

Michelle A. Laiss

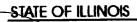
Attorney At Law

City of Chicago

Dept. of Revenue

368128

02/09/2005 10:57 Batch 02266 10





REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE







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I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Nicholas Hardgrove, personally known to me to be the Manager of the Ballygawley Properties, L.L.C., and Michelle A. Laiss, personally known to me to be the Attorney At Law of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Nicholas Hardgrove and Manager 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 4th day of February 19 2005 OFFICIAL SEAL PA'ME'LA HILL Pampia Hill (Notary Public) NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 12/17/2005 Coot County Clert's Office

Prepared By: Michelle A. Laiss

1530 West Fullerton Chicago, Illinois 60614

Mail To:

John Klise, Attorney At Law 1478 West Webster Avenue Chicago, Illinois 60614

Name & Address of Taxpayer: Robert E Herbster and Karen A. Herbster 3652 North Damen, Unit 3 and P.S. 3 Chicago, Illinois 60618

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PARCEL 1:

UNIT 3 IN THE 3652 NORTH DAMEN AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE;

LOT 3 IN THE SUBDIVISION OF THE EAST 173 FEET OF THE EAST 1/2 OF BLOCK 1 IN SELLERS SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0503903010, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-3, STORAGE SPACE S3, REAR DECK AND ROOF RIGHTS, LIMITED COMMON ELEMENTS, AS DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0503903010

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

P.I.N. 14-19-131-021-0000

3652 NORTH DAMEN AVENUE, UNIT 3, CHICAGO, ILLINOIS 60618