UNOFFICIAL CO

SPECIAL WARRANTY DEED **ILLINOIS**

UPON RECORDING MAIL TO:

Doc#: 0506202363

Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 03/03/2005 01:13 PM Pg: 1 of 3

Kimon Papakos 500 S. Clinton, Unit 910 Chicago, Illinois 60607

SEND SUBSTOVENT TAX BILLS TO:

Kimon Papakos 500 S. Clinton, Unit 910 Chicago, Illinois 60607

The Grantor, CLINTON COMPLEX CONDOMINIUM ASSOCIATION, an Illinois not-forprofit corporation, of 500 S. Clipton, Chicago, Illinois 60607 ("Grantor"), for and in consideration of Ten and no/100 Dollars, (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority of the Board of Directors of said corporation, does REMISE, RELEASE, ALIEN AND COLVEY to KIMON PAPAKOS, of 500 S. Clinton, Unit 910, Chicago, Illinois 60607 ("Grantee"), the real estate situated in the City of Chicago, County of Cook, in the State of Illinois, and as legally described in Exhibit A attached hereto and made a part hereof.

Together with all and singular the hereditaments and eprurtenances thereunto belong, or in anywise appertaining, and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances.

And the Grantor, for itself and its successors, does covenant, promise and agree to and with the Grantee that it has not done or suffered to be done anything whereby the said premises hereby granted are or may be in any manner encumbered or charged, and that it WILL WARRANT AND DEFEND the said premises against all persons lawfully claiming, or to claim the same, by, through or under Grantor, subject only to the following: (1) general real estate taxes not yet due and payable; (2) private, public, and utility easements; (3) applicable zoning and building laws or ordinances; (4) all rights, easements, restrictions, conditions and reservations contained in the Declaration (and any amendments thereto) and a reservation by the developer to itself and its successors and assigns, for the benefit of all Unit Owners at the Condominium, of the rights and easements set forth in the Declaration; (5) provisions of the Illinois Condominium Property Act (the "Act"); (6) such other matters as to which the Chicago Title Insurance Company commits to insure Grantee against loss or damage; (7) acts done or suffered by or judgments against Grantee; (8) encroachments, if any; (9) covenants, conditions, restrictions, permits, easements and agreements of record; and (10) Grantee's financing.

TO HAVE AND TO HOLD said premises forever.

Box 400-CTCC

Permanent Real Estate Index Number: 17-16-128-007-1312

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Address of real estate: 500 S. Clinton, Unit U145, Chicago, Illinois 60607

Dated this 24th day of February, 2005.

CLINTON COMPLEX CONDOMINIUM ASSOCIATION

Bv:

Name: Larry Stein
Its: President

State of Illinois

)SS

County of Cook

I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Larry Stein, the President, of Clinton Complex Condominium Association, an Illinois not-for-profit corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, seated and delivered the said instrument as his/her free and voluntary act, and as the free and voluntary act of said corporation on behalf of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 25.5

_day of **Jel**

2005

OFFICIAL SEAL Put

LINDA LESLIE

NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 5-1-2006

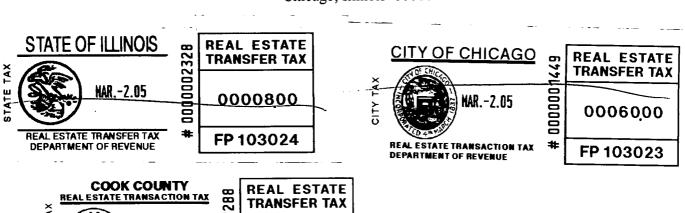
My Commission Expires

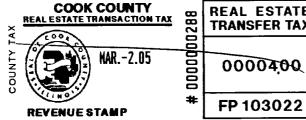
This instrument prepared by:

Stephanie J. Kim, Esq.

Michael Best & Friedrich, LLP 401 North Michigan, Suite 1900

Chicago, Illinois 60611





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EXHIBIT A

LEGAL DESCRIPTION

PARKING SPACE UNIT U145 IN THE CLINTON COMPLEX CONDOMINIUM AS DELINEATED ON A SURVEY OF PARTS OF THE SUBDIVISION OF BLOCK 43 IN SCHOOL SECTION ADDITION TO CHICAGO IN EAST 1/2 OF NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH CERTAIN ADJOINING VACATED ALLEYS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010076430, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PROPERTY ADDRESS:

500 S. Clinton Street, Unit U145 Chicago, Illinois 60607

January Clarks Office PERMANENT INDEX NUMBERS: 17-16-128-007-1312

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