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WARRANTY DEED ILLINOIS STATUTORY (Corporation to Individual)



Doc#: 0508018080
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 03/21/2005 01:09 PM Pg: 1 of 3

This document prepared by:

David A. Grossberg
C/o MCL Companies
455 E. Illinois St. #565
Chicago, Illinois 60611

THE GRANTOR, **Division Midrise, L.L.C.**, for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO

Southwest Old Town Development Associates, L.L.C.
of
455 E. Illinois St., Suite 565 Chicago, IL 60611

a single person, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

Attached as Exhibit A hereto.

Permanent Real Estate Index Number(s):

a portion of 17-04-219-080-0000, 17-04-220-001-0000, 17-04-220-002-0000, & 17-04-220-016-0000

Address of Real Estate: Unit 306 - 343 W. Old Town Court, Chicago, IL 60610

Subject to the matters set forth on Exhibit A hereto.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by Marilyn Walsh, Vice President of MCL Companies of Chicago, Inc., the Manager of Division Midrise, L.L.C., this 16th day of March, 2005.

DIVISION MIDRISE, L.L.C.

By: MCL Companies of Chicago, Inc.
Its: Manager

By: Marilyn Walsh
Its: V.P.

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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 Marilyn Walsh, personally known to me to be the Vice President of MCL Companies of Chicago, Inc., the Manager of Division Midrise, L.L.C., and 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 as the Vice President she signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as her 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, on this 16 day of March, 2005.

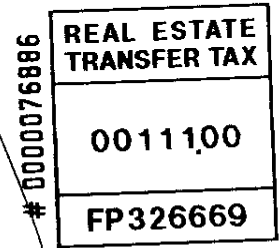
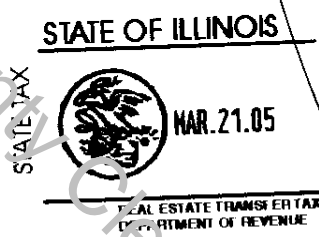
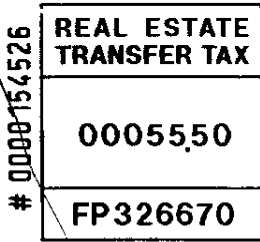
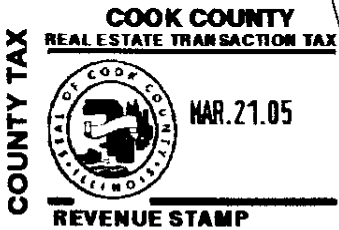
(Notary Seal)



Iris Junious Ade

 Notary Public

My Commission Expires: 11-16-08



Mail to:
 Ms. Felice Rose
 Schiff Hardin & Waite
 6600 Sears Tower
 Chicago, IL 60606

Send subsequent tax bills to:
 Southwest Old Town Development Associates, L.L.C.
 C/o MCL Companies
 455 E. Illinois St. #565
 Chicago, IL 60611

City of Chicago
 Dept. of Revenue Real Estate
 372276 Transfer Stamp
 03/21/2005 12:35 Batch 11880 52 **\$832.50**

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EXHIBIT A

PARCEL 1:

UNIT 306 IN THE MIDRISE OF OLD TOWN VILLAGE EAST CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF LOTS 32 AND ~~39~~ IN OLD TOWN VILLAGE EAST, BEING A SUBDIVISION IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT E TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT 0435239040; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 2 AS CREATED BY DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR OLD TOWN VILLAGE EAST HOMEOWNERS ASSOCIATION RECORDED AS DOCUMENT NUMBER 0322519031, AND BY THE COMMON EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 0322519030.

Subject to:

(1) real estate taxes not yet due and payable; (2) zoning and building laws or ordinances; (3) all rights, easements, restrictions, conditions and reservations contained in The Division Midrise Condominium Declaration (the "Declaration"); (4) all rights, covenants, conditions, restrictions, reservations, easements and utility easements of record, provided the Property improvements do not violate or encroach thereon; (5) provisions of the Condominium Property Act of Illinois (the "Act"); (6) The Declaration of Covenants, Conditions, Restrictions and Easements, as amended from time to time (the "Declaration of Easements"); and (7) such other matters as to which the Title Insurer commits to insure Buyer against loss or damage.

"Grantor also hereby grants Grantee, it's 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, as Grantor reserves to itself, it's successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein."

"This Deed 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."

Street address: 343 W. Old Town Court, Unit 306, Chicago, IL 60610

PIN Numbers: 17-04-219-080-0000, 17-04-220-001-0000, 17-04-220-002-0000, & 17-04-220-016-0000