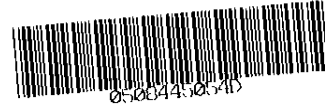


# UNOFFICIAL COPY

## CORPORATE WARRANTY DEED STAR TOWER CONDOMINIUMS (Corporation to Individual)



Doc#: 0508445054  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 03/25/2005 08:40 AM Pg: 1 of 2

THIS DEED, made as of this 22nd day of October,  
2004 between 5400 S. HARPER, LLC, an Illinois limited liability  
company, duly authorized to transact business in the State of Illinois,  
having an address of 4355 North Ravenswood, Chicago, Illinois  
60613 ("Grantor"), and KIMBERLY D. DIXON

("Grantee") WYNESSETH, that the Grantor, for an in consideration  
of the sum of Ten Dollars (\$10.00) and other good and valuable  
consideration in hand paid, the receipt whereof is hereby  
acknowledged, by these presents conveys and warrants unto the  
Grantee the following described Real Estate situated in the County  
of Cook, State of Illinois, to wit:

Legal description rider attached and incorporated  
herein by this reference.

Address of Real Estate/Unit Reference: 5400 S. Harper #602  
Chicago, IL 60615

Permanent Real Estate Index Number: 20-11-425-012-0000

Subject to taxes not yet due and payable and all easements, covenants and restrictions of record, public and utility  
easements and the provisions of the attached rider.

IN WITNESS WHEREOF, Grantor has executed this Corporate Warranty Deed as of the day and year first above  
written.

5400 S. HARPER, LLC, an Illinois  
limited liability company

By: Ibrahim M. Shihadeh  
Ibrahim M. Shihadeh, Manager

This instrument was prepared by  
J. Joseph Little, Esq.  
One East Wacker Drive #2222  
Chicago, Illinois 60601

Upon recording mail to:  
Ami J. Oseid  
19 S. LaSalle Ste 902  
Chicago, IL 60603

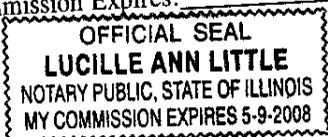
Send subsequent tax bills to:  
KIMBERLY D. DIXON  
5400 S. Harper #602  
Chicago, IL 60615

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 Ibrahim M. Shihadeh, the Manager of 5400 S. HARPER, LLC, an Illinois limited liability  
company, who is personally known to me to be the same person whose name is subscribed to the foregoing  
instrument, appeared before me in person and acknowledged that he signed, sealed and delivered the said instrument  
as the Manager pursuant to authority given by the Board of Directors of said limited liability company voluntary act  
and as the free and voluntary act of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 22nd day of October, 2004.

Commission Expires: 5-9-2008

J. Joseph Little  
Notary Public



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# UNOFFICIAL COPY

## LEGAL DESCRIPTION RIDER

**PARCEL 1:**

UNIT NUMBER 602, IN THE STAR TOWER CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE EAST 100 FEET OF LOT 1 IN BLOCK 41 IN HYDE PARK, BEING A SUBDIVISION IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0416734054; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

THE TENANT OF UNIT 602 HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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 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.

PROPERTY ADDRESS/UNIT REFERENCE: 5400 S. Harper, Unit #602  
Chicago, Illinois 60615

PIN: 20-11-425-012-0000

STATE TAX

STATE OF ILLINOIS



MAR. 24.05


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000084517

REAL ESTATE TRANSFER TAX
00226.00
FP 102808

CITY TAX

CITY OF CHICAGO



MAR. 24.05


REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000001865

REAL ESTATE TRANSFER TAX
01695.00
FP 102805

COUNTY TAX

COOK COUNTY



MAR. 24.05

REAL ESTATE TRANSACTION TAX  
REVENUE STAMP

# 0000084726

REAL ESTATE TRANSFER TAX
00113.00
FP 102802