

UNOFFICIAL COPY

**Warranty Deed
Statutory (ILLINOIS)
(Limited Liability Company to
Individual)**



Doc#: 0512435218
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 05/04/2005 09:11 AM Pg: 1 of 2

THE GRANTOR

Above Space for Recorder's use only

1641 WEST LUNT, LLC, a limited liability company 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 Illinois for and in consideration of the sum of (\$10) TEN DOLLARS, in hand paid, **CONVEYS** and **WARRANTS** to, **MIHAI FEDORCA**, 6057 N. Troy, Chicago, Illinois the following described Real Estate situated in the County of in the State of Illinois, to wit:

UNIT NO. 1643-3N IN 1641-1645 WEST LUNT CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 16 IN BLOCK 32 IN ROGERS PARK IN SECTION 30, SECTION 31 AND SECTION 32, TOWNSHIP 41 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 15, 2005 AS DOCUMENT NUMBER 0507403065, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the Declaration of Condominium; and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining land described therein.

This deed is subject to all rights, easements, covenants, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

The tenant of the unit has waived or has failed to exercise the right of first refusal.

Permanent Index Number: 11-31-218-002-0000

Address of Real Estate: 1641-1645 W. LUNT, UNIT 1643-3N, CHICAGO, IL 60631

SUBJECT TO: covenants, conditions, and restrictions of record and to General Taxes for 2004 and subsequent years.

Dated this 10th day of March, 2005

P.N.T.N.

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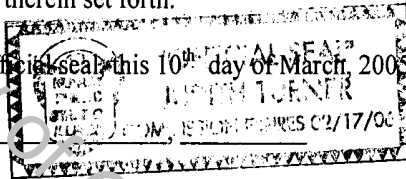
1641 WEST LUNT, LLC

GHEORGE POP, Manager

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 GHEORGE POP is personally known to me to be manager of the limited liability company, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that as such manager, he signed, sealed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed of the limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 10th day of March, 2005

Commission expires _____



Judith Lumer
NOTARY PUBLIC

This instrument was prepared by: Douglas G. Shreffler, 4653 N. Milwaukee Ave., Chicago, Illinois 60630

MAIL TO:

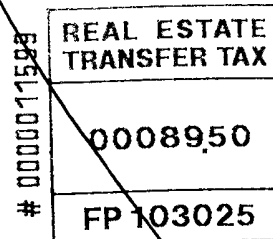
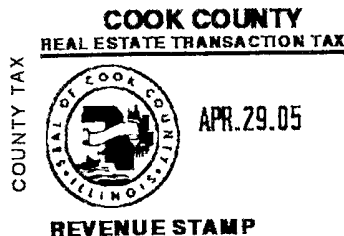
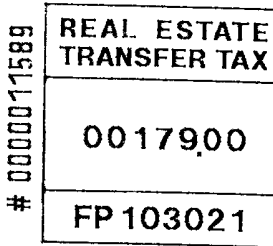
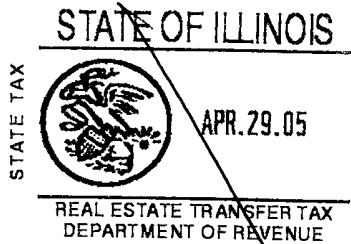
MIHAI FEDORCA
1043 W LUNT, UNIT 3N
CHICAGO, IL 60631

SEND SUBSEQUENT TAX BILLS TO:

MIHAI FEDORCA
1643 W. LUNT, UNIT 3N
CHICAGO, IL 60631

OR

Recorder's Office Box No. _____



REAL ESTATE TRANSFER TAX	0134250	FP 103026
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