

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0515733116
Eugene "Gene" Moore Fee: \$32.00
Cook County Recorder of Deeds
Date: 06/06/2005 09:26 AM Pg: 1 of 5

This Indenture, made this 20th day of May, 2005, between Desmond Builders, Inc., an Illinois Corporation organized and licensed to transect business in the State of Illinois under and by virtue of the laws of the State of Illinois, party of the first part, and Joseph J. Long and Anita Long, a married couple of the second part,

WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten 00/100 Dollars (10.00) and good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the power bestowed by the authority of the first party's Operating Agreement through its Manager, by these presents does REMISE, RELEASE, ALIEN, CONVEY and WARRANT unto the party of the second part as TENANTS BY THE ENTIRETY, not as joint tenants, not as tenants in common and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois unknown and described as follows, to wit:

LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 1 IN THE 1510 NORTH BOSWORTH CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
LOT 30 IN HURFORD'S SUBDIVISION OF THE WEST 1/2 OF BLOCK 5 IN CANAL TRUSTEES' SUBDIVISION IN THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;
WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER , TOGETHER WITH ITS UNDIVIDED PERCENTAGE IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER

Together with all and singular the hereditament and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or in equity, of, in and to the above described premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to:

BOX 334 CTI

COPY TO N A BRUCE 106 & SA 9405157

SKY

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STATE OF ILLINOIS
 JUN. -2.05
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

000004970

REAL ESTATE TRANSFER TAX
00436.00
FP 103032

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX
 JUN. -2.05
 REAL ESTATE TRANSFER TAX
 REVENUE STAMP

000005922

REAL ESTATE TRANSFER TAX
00218.00
FP 03034

CITY OF CHICAGO
 CITY TAX
 JUN. -2.05
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

000001737

REAL ESTATE TRANSFER TAX
03270.00
FP 103033

Property of Cook County Clerk's Office

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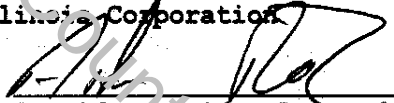
- (a) General real estate taxes not yet due and for subsequent years not yet due.
- (b) Easements, covenants, restrictions, agreements, conditions, and building lines of record and party wall rights;
- (c) The Declaration for the 1510 North Bosworth Condominium (the Declaration"), including all Exhibits thereto, as amended from time to time;
- (d) The Illinois Condominium Property Act;
- (e) The Plat of Survey attached as Exhibit "D" to the Declaration aforesaid;
- (f) Applicable Zoning and Building Laws and Ordinances;
- (g) Public utility easements, if any;
- (h) Grantee's Mortgage, if any;
- (i) Acts done or suffered by Grantee, or anyone claiming under the Grantee.

Permanent Real Estate Index Number(s): 17-05-100-041-0000

Address of Real Estate: 1510 N. BOSWORTH, UNIT 1, P-1, CHICAGO, ILLINOIS 60622

In Witness Whereof, the affiant has caused his signature to be affixed hereto, this 20th day of May, 2005.

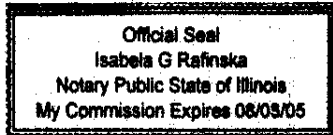
Desmond Builders, Inc.
an Illinois Corporation

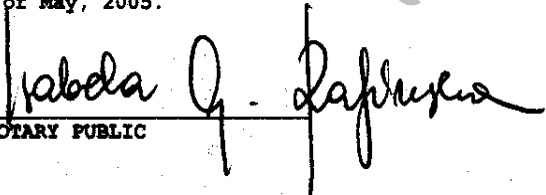
By: 
President, Aidan Desmond

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 Aidan Desmond personally known to me to be the President of Desmond Builders, Inc, 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 severally acknowledged that he signed and delivered the said instrument as Desmond Builders, Inc and caused the company seal of said corporation to be affixed thereto, pursuant to authority, given by the members of said company as their free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 20th day of May, 2005.




NOTARY PUBLIC

Send Subsequent Tax Bills to:

JOE LONG
Name
1510 N. Bosworth #1
Address
CHGO, IL 60622
City, State and Zip

Send Deed To:

Joseph & Anita Long
Name
1510 N. Bosworth #1
Address
CHGO, IL 60622
City, State and Zip

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Prepared by:

John D. Colbert & Associates
Attorneys at Law
2724 N. Lincoln Avenue
Chicago, Illinois 60614
773-435-0173



Property of Cook County Clerk's Office

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 SA9405157 NA
STREET ADDRESS: 1510 N. BOSWORTH, #1
CITY: CHICAGO **COUNTY:** COOK
TAX NUMBER: 17-05-100-041-0000

LEGAL DESCRIPTION:

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UNIT NUMBERS 1 IN THE 1510 NORTH BOSWORTH CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
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WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0514044050; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

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THE EXCLUSIVE RIGHT TO THE USE OF P-1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0514044050.

Proposed Cook County Clerk's Office