



2061997MTC SKENNY
SPECIAL WARRANTY DEED

Doc#: 0515942281
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 06/08/2005 10:41 AM Pg: 1 of 3

THE GRANTOR,
The Tapestry, LLC, a Delaware limited
Liability company,
for and in consideration
of Ten (\$10.00) Dollars, and other good
and valuable consideration in hand paid,
CONVEY(S) and WARRANT(S) to

Nikola A. Baumann,
the following described Real Estate situated
in the County of Cook in the State of
Illinois, to wit:

(LEGAL DESCRIPTION ATTACHED)

Grantor also hereby grants to 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, and Grantor reserves to itself, its successors and assigns, the rights and easement set forth in said declaration for the benefit of the remaining property described herein.

The 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.

hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois.

SUBJECT TO: covenants, conditions, and restrictions of record,

General Taxes for 2004 and subsequent years.
Permanent Real Estate Index Number(s): 16-07-109-006-0000; 16-07-109-007-0000
Address(es) of Real Estate: 515 N. Harlem, Unit 302/P-19, Chicago, IL

Dated this 3rd day of June, 2005.

(SEAL)

The Tapestry, LLC
By James Stoller, its manager

M.G.R. TITLE

Property of Cook County Clerk's Office

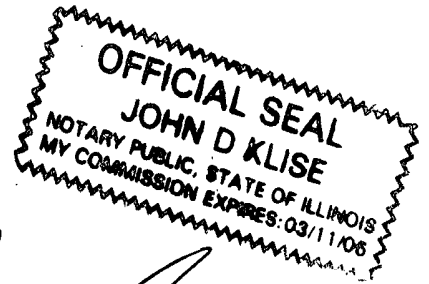
UNOFFICIAL COPY

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County

in the State aforesaid, DO HEREBY CERTIFY that

James Stoller

personally known to me to be the same person(s) whose name is (are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed, and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of homestead.



Given under my hand and official seal, this 31 day of June, 2005

Commission expires 3/11, 2005. *[Signature]*
Notary Public

This instrument was prepared by Klise & Biel, 1478 W. Webster, Chicago, IL 60614.

SEND SUBSEQUENT TAX BILLS TO:

Tarr & Associates PC
(Name)

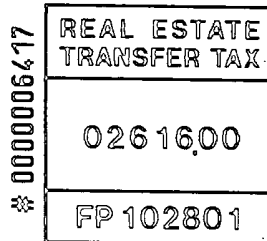
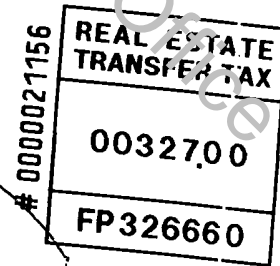
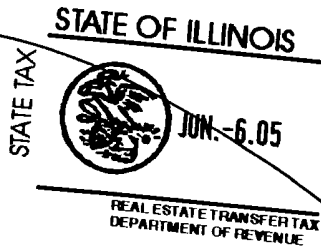
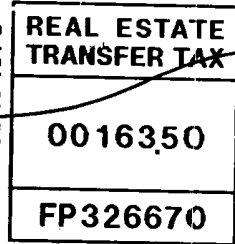
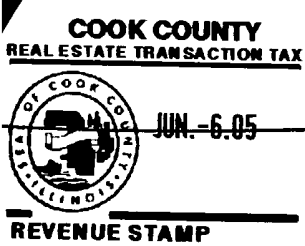
Nikola A. Baumann
(Name)

Mail To: 4611 N. Ravenswood
(Address)

515 N. Harlem #302
(Address)

Chicago, IL 60640
(City, State and Zip)

Oak Park, IL 60302
(City, State and Zip)



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FILE NO.: 2061997

PARCEL 1:

UNIT 302 IN THE TAPESTRY OF OAK PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THE NORTH 1/2 OF LOT 14 AND THE SOUTH 1/2 OF LOT 15 IN BLOCK 7 KETTLESTRING'S ADDITION TO HARLEM, BEING A SUBDIVISION OF THE NORTHERN PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH IS SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0435245028, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-19, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0435245028.

PIN# 16-07-109-006-0000 AND 16-07-109-007-0000 (AFFECTS UNDERLYING LAND)

"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, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENT 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."