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Doc#: 0520144031
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 07/20/2005 12:09 PM Pg: 1 of 3

When Recorded Mail To:
Monroe Partners Six, LLC
1751 W. Division
Chicago, Illinois 60622

This Instrument Was Prepared By:
Daniel G. Lauer, Esq.
Daniel G. Lauer and Associates
1424 W. Division
Chicago, Illinois 60622

COVENANT

KNOW ALL MEN BY THESE PRESENTS that the undersigned, Monroe Partners Six, LLC, and Illinois limited liability company, owner of the title to the property legally described on Exhibit A attached hereto and made part of (the "property"). Does hereby covenant and agree for itself, its successors, and assigns, that the maintenance and repair of the common sewer lines located anywhere on the property from the point of connection to the sewer main in the public street shall be the responsibility of members of the owners (or any condominium association formed by such owners) of the four condominiums to be constructed as approved by the City of Chicago, and shall not be the responsibility of the City of Chicago, It is further granted that the City of Chicago, including its water management department, shall have full right and authority to access all service valves and water meters wheresoever located in the property. The under signed further states that this Covenant shall run with the land and shall be binding upon all subsequent grantees. This Covenant is made to induce the City of Chicago to furnish sewer and water services to the property.

IN WITNESS WHEREOF, the under signed has executed this Covenant as of the 9th day of June, 2005.

**MONROE PARTNER SIX, LLC,
An Illinois Limited Liability Company**



Mary Taglia

By: Monroe Partners Six LLC
An Illinois limited Liability Company

Its: manager

By:

Name: Slavisa Savkovic
Title: One of its Managers

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Deed



Doc#: 0507045016
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 03/11/2005 08:34 AM Pg: 1 of 2

THE GRANTOR, CASTLEPOINT MONROE, L.L.C., an Illinois limited liability company organized 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 Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to MONROE PARTNERS 7 LLC, an Illinois limited liability company organized under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, the following described Real Estate situated in the County of Cook and the State of Illinois, to wit:

(See legal description on reverse side)

Permanent Real Estate Index Number: 17-17-211-003-0000

Address of Real Estate: 1049 and 1051 West Monroe Street, Chicago, Illinois 60607

In Witness Whereof, said Grantor has caused its name to be signed to these presents on this 2 day of March, 2005.

CASTLEPOINT MONROE, L.L.C., an Illinois limited liability company

By: Castlepoint 50/50, L.L.C., an Illinois limited liability company, its sole Member

By: Stillpoint Development, Inc., an Illinois Corporation, Manager

[Handwritten Signature]
By: _____
Its: President

STATE OF ILLINOIS)
)
COUNTY OF COOK)

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
370388 \$8,625.00
03/03/2005 10:25 Batch 07205 65



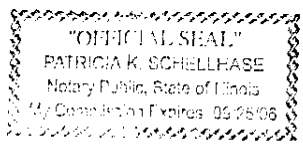
I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Daniel A. Boyd, personally known to me to be the President of Stillpoint Development, Inc., personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right to homestead.

[Handwritten Signature: Patricia K. Schellhase]

Notary Public

(Seal)

Given under my hand and official seal, this 2 day of March, 2005.



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17	17	211	003	0000	591	
AREA	SUB-AREA	BLOCK	PARCEL	UNIT	WARRANT	CODE

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OFFICE OF THE CLERK OF COOK COUNTY, ILLINOIS
 PERMANENT REAL ESTATE INDEX NUMBER AND LEGAL DESCRIPTION

VOLUME
591

AREA SUB-AREA BLOCK PARCEL UNIT
17-17-211-003

TAX CODE 77034

SEC.	TOWN	RANGE	LOT	SUB-LOT	LOT	BLOCK
17	39	11				13

CANAL TRS SUB
 $W\frac{1}{2}$ & $W\frac{1}{2}$ NE $\frac{1}{4}$ ASSRS DIV
 W 65FT

AREA	SUB-AREA	BLOCK	PARCEL	UNIT	WARRANT	CODE
0	0	0	0	0	0	0
1	1	1	1	1	1	1
2	2	2	2	2	2	2
3	3	3	3	3	3	3
4	4	4	4	4	4	4
5	5	5	5	5	5	5
6	6	6	6	6	6	6
7	7	7	7	7	7	7
8	8	8	8	8	8	8
9	9	9	9	9	9	9

971 DIVISION
 CODE CHANGE
 Parcel

2000 DIVISION
 CODE CHANGE
 Parcel

Property of Cook County Clerk's Office