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Chicago Title Insurance Company

WARRANTY DEED **ILLINOIS STATUTORY**



0520135184 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 07/20/2005 09:25 AM Pg: 1 of 3

THE GRANTOR(S), Oakton Park Condominiums, L.L.C., of the Village of Skokie, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Francis Magundaiyao and Flora P. Magundayao, Tenants by the entirety, 160 Knightsbridge Dr., Mundeilein, Illinois 60060 of the County of Lake, all interest in the following described Real Estate s as joint tenants, not as tenants in common situated in the County of Cook in the State of Illinois, to wit:

See legal description attached hereto and herely made a part hereof.

SUBJECT TO: general real estate taxes no due and payble at the time of Closing, the Illinois Condominium Property Act, the Skokie Village Code, the Declaration of Condor unium Ownership and of Easements, Restrictions, Covenants and Bylaws for Oakton Park Condominium Association inc'udir g all amendments and exhibits thereto, applicable zoning and building laws and ordinances and other ordinances of record, encroachments, if any, acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser, utility easements, if any, whether recorded or unrecorded, covenants, restrictions, easements and agreements of record, provided rone of the foregoing materially adversely affect Purchaser's use of the Property as a Condominium residence, liens and other matters of title over which the Title Company is willing to insure without cost to Purchaser.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights an 1 casements 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.

No Notice of Intent as required by Section 30 of the Illinois Condominium Property Act was given as there were no tenants of the Parcel at the time the conversion process commenced..

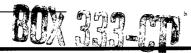
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 10-22-326-038-0000

Address(es) of Real Estate: 8000 Kilpatrick, Unit 5C, P-16, Skokie, Illinois 60077

Oakton Park Condominiums, L.L.C.

Andrew Sarris. Managing Member



VILLAGE OF SKOKIE, ILLINOIS Economic Development Tax Skokie Code Chapter 10 Paid: \$1074 07/11/05

Skokie Office

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STATE OF ILLINOIS, COUNT

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Andrew Sarris is 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 acknowledged that he signed, sealed 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 of homestead.

Given under my hand and official seal, this

OFFICIAL SEAL STEP ANIE D SIMON NOTARY PUBLIC - STATE OF ILLINOIS

(Notary Public)

Prepared By:

Earl L. Simon

4709 W. Golf, Suite 475 Skokie, Illinois 60076

Mail To:

Jim Fluri 209 W. Madison St. Waukegan, Illinois 60085

Name & Address of Taxpayer:

Francis Magundaiyao and Flora P. Magundayao 8000 Kilpatrick, Unit 5C Skokie, Illinois 60077

STATE OF ILLINOIS



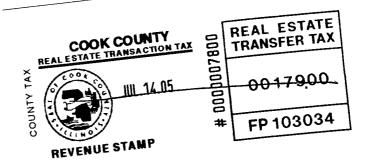
REAL ESTATE TRANSFER TAX

0035800

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE 16/4'SO

FP 103032

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1409 008291004 SK

STREET ADDRESS: 8000 KILPATRICK, UNIT 5C

CITY: SKOKIE COUNTY: COOK

TAX NUMBER: 10-22-326-038-0000

LEGAL DESCRIPTION:

UNIT NUMBER 5C AND P-16 IN THE OAKTON KILPATRICK PARK CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
LOTS 17, 18, 19 AND 20 IN BLANEUSER'S OAKTON CICERO "L" SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAL IN COOK COUNTY, ILLINOIS,

EXCEPTING THEREFROM THE FOLLOWING:

THAT PART LYING ABOVE AN ELEVATION OF 608.25 AND BELOW AN ELEVATION OF 618.50 BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT; THENCE WEST ALONG THE SOUTH LINE OF SAID TRACT BEING THE NORTH LINE OF OAKTON STREET, 11.10 FEET; TUFNCE NORTH, AT RIGHT ANGLES TO THE LAST DESCRIBED LINE, 6.50 FEET TO ,T INTERIOR FACE OF A WALL AND THE POINT OF BEGINNING; THENCE FOLLOWING THE INTERIOR FACE OF THE WALLS THE FOLLOWING COURSES AND DISTANCES, WEST 17.84 FEET, NORTH 0.89 FEET, WEST 0.70 FEET, SOUTH 0.61 FEET; WEST 1.17 FEET, SOUTH 0.28 FEET, WEST 19.94 FEET NORTH 1.96 FEET, WEST 4.17 FEET, SOUTH 1.96 FEET, WEST 11.68 FEET, NORTH 0.10 FEET WEST 1.13 FEET, SOUTH 0.10 FEET WEST 8.00 FEET, NORTH 5.30 FEET, WEST 1.45 FELT, NORTH 31.06 FEET, EAST 65.95 FEET, SOUTH 0.20 FEET, EAST 4.90 FEET, SOUTH 2.56 FEET, EAST 5.05 FEET, SOUTH 23.83 FEET, WEST 3.70 FEET, SOUTH 3.75 FEET, SCUTHWEST 8.60 FEET TO THE POINT OF BEGINNING, ALSO EXCEPTING FEET SAID TRACT THAT PART LYING ABOVE AN ELEVATION OF 608.50 AND BELOW AN ELEVATION OF 618.50 BOUNDED ANT LESCRIBED AS FOLLOWS: THE NORTH 22.75 FEET OF THE WEST 80 FEET OF THE EAST 89.00 FEET OF SAID TRACT, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 9, 2005 AS DOCUMENT NUMBER 0516034060; TOGETHER VITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

LEGALD

MJB

07/11/05