

# UNOFFICIAL COPY



**Document Prepared By:**

James A. Field  
Field and Goldberg, LLC  
10 South LaSalle Street  
Suite 2910  
Chicago, IL 60603

Doc#: 0521042050

Eugene "Gene" Moore Fee: \$28.00

Cook County Recorder of Deeds

Date: 07/29/2005 07:56 AM Pg: 1 of 3

**Mail Recorded Deed To:**

Michael D. Sher  
Neal, Gerber & Eisenberg  
Two North LaSalle Street  
Chicago, IL 60602

**Mail Tax Bills To:**

Michael D. Sher  
209 Pine Point Drive  
Highland Park, IL 60035

SA 5538070 CTT CUBS 2all noabs

## SPECIAL WARRANTY DEED

THIS INDENTURE WITNESSETH that James A. Field and Shari Field, husband and wife of Highland Park, Illinois, ("Grantor") REMISE, RELEASE, ALIEN AND CONVEY unto Michael D. Sher, not individually but solely as Trustee of the Michael D. Sher Revocable Trust under agreement dated 4/17/91, an undivided fifty percent (50% ) interest and Sara R. Sher, not individually but solely as Trustee of the Sara R. Sher Revocable Trust under agreement dated 4/17/91, an undivided fifty percent (50%) interest , ("Grantee") their successors and assigns, whose address is 2 North LaSalle Street, Suite 2200, Chicago, Illinois, 60602 for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid by the Grantee to the Grantor, the receipt and sufficiency of which is hereby acknowledged, by these presents, all the following described real estate situated in the County of Cook, State of Illinois known and described as follows, to wit:

FOREVER

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Address of Property: 630 North State, Unit P-409

Permanent Index Number: 17-09-227-030-1275

TO HAVE AND TO HOLD the Property to Grantee and Grantee's successors and assigns forever. Grantor covenants and warrants that said Property is free of any encumbrance made or suffered by Grantor except as listed on Exhibit "A" attached hereto, and that Grantor and Grantor's successors shall warrant and defend the same to said Grantee and said Grantee's successors and assigns forever, against the lawful claims and demands of all persons claiming by, through, or under the said Grantor, but against none other, except as aforesaid.

Box 3334

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hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. ~~TO HAVE AND TO HOLD said premises not as Tenants in Common but as JOINT TENANTS forever.~~

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed as of the 29<sup>th</sup> day of June, 2005.

James A. Field  
James A. Field

Shari Field  
Shari Field

STATE OF ILLINOIS



JUL. 25. 05

STATE TAX

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000087651

REAL ESTATE TRANSFER TAX
00031.00
FP 102808

STATE OF ILLINOIS )  
  ) SS  
COUNTY OF COOK        )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, Do HEREBY CERTIFY, that James A. Field and Shari Field, 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 they signed, sealed and delivered the said instrument as their 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 29<sup>th</sup> day of June, 2005.


Commission expires

**OFFICIAL SEAL**  
**GAIL L CANDELA**  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 08/03/06

Gail L. Candela  
NOTARY PUBLIC

COUNTY TAX

**COOK COUNTY**  
**REAL ESTATE TRANSACTION TAX**



JUL 25 05


# 0000087864

REAL ESTATE TRANSFER TAX
00015.50
FP 102802

REVENUE STAMP

CITY TAX

**CITY OF CHICAGO**  
**REAL ESTATE TRANSACTION TAX**  
DEPARTMENT OF REVENUE



JUL 25. 05

# 0000004335

REAL ESTATE TRANSFER TAX
00232.50
FP 102805

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## EXHIBIT A

PARCEL 1: UNIT P-409 IN 630 NORTH STATE PARKWAY CONDOMINIUM, AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PART OF LOTS 1 AND 2 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO, A SUBDIVISION IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; AND PART OF THE SOUTH 1/2 OF BLOCK 37 IN KINZIE'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH FRACTIONAL OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; AND THE EAST 20 FEET 2 INCHES (20.17 FEET) OF LOTS 1 AND 2 AND ALL OF LOTS 3 AND 4 OF THE ASSESSOR'S DIVISION OF LOT 16 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; AND THE NORTH 1/2 OF BLOCK 37 IN KINZIE'S ADDITION TO CHICAGO, A SUBDIVISION OF THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 13, 2000 AS DOCUMENT NUMBER 00890083, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1, OVER THE PROPERTY DESCRIBED IN EXHIBIT "B" (RETAIL PARCEL) ATTACHED TO AGREEMENT AND DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS MADE BY AND BETWEEN 630 N. STATE PARKWAY L.L.C. AN ILLINOIS LIMITED LIABILITY COMPANY AND TRIAD INVESTORS, L.L.C. AN ILLINOIS LIMITED COMPANY, DATED JUNE 23, 1999 AND RECORDED JUNE 24, 1999 AS DOCUMENT NUMBER 99608646 AND CREATED BY DEED FROM TRIAD INVESTORS, L.L.C TO 630 NORTH STATE PARKWAY L.L.C, AN ILLINOIS LIMITED LIABILITY COMPANY RECORDED JUNE 24, 1999, AS DOCUMENT NUMBER 99608644, IN COOK COUNTY, ILLINOIS.

Subject To: General real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.