

# UNOFFICIAL COPY

**Warranty Deed  
Statutory (ILLINOIS)  
(Corporation to Individual)**



**Doc#: 0527318067 Fee: \$28.50**  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/30/2005 12:32 PM Pg: 1 of 3

Above Space for Recorder's use only

**THE GRANTOR**, 41 Prairie, LLC, an Illinois limited liability company, created and existing 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 the sum of (\$10) TEN and no/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the members of said limited liability company, **CONVEYS** and **WARRANTS** to Tinu Thompson, 4109 S. Prairie, 3N, Chicago, Illinois, of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

P-1 in the 4109 South Prairie Condominium, as delineated on a survey of the following described real estate:

Lot 2 in Murray Wolbach's resubdivision of lots 1 to 12, both inclusive (except the east 25 feet of each of the said lots) in Andrew's subdivision of the northwest 1/4 of the southeast 1/4 of the northwest 1/4 of section 3, township 38 north, range 14, east of the third principal meridian, which survey is attached as "Exhibit A" to the Declaration of Condominium recorded as Document No. 0520239032 undivided percentage in the common elements, all in Cook County, Illinois.

**SUBJECT TO:** General Taxes for 2005 and subsequent years; Covenants, conditions, and restrictions of record, private, public and utility easements and roads and highways; Terms, provisions, covenants, conditions and options contained in and Rights and Easements established by the Declaration of Condominium Ownership recorded July 21, 2005 as Document Number 0520239032 as amended from time to time; Limitations and conditions imposed by the Condominium Property Act; 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 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 at length herein.

There was no tenant of the Unit who had a right of first refusal under Section 30 of the Illinois Condominium Property Act.

This is not homestead property.

Permanent Index Number (PIN): 20-03-116-002-0000  
Address of Real Estate: 4109 S. Prairie, P-1, Chicago, IL 60653



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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated September 29, 2005

Signature *[Handwritten Signature]*  
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID  
THIS 29<sup>th</sup> DAY OF September,  
2005.



NOTARY PUBLIC *[Handwritten Signature]*

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9-29-05

Signature *[Handwritten Signature]*  
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID  
THIS 29<sup>th</sup> DAY OF September,  
2005.



NOTARY PUBLIC \_\_\_\_\_

Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]