



UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0528402178 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/11/2005 10:48 AM Pg: 1 of 4

1362187
214

The Grantors, **GREATER OPEN DEVELOPMENTS, LLC**, an Illinois Limited Liability, for and in consideration of **TEN & 00/100 DOLLARS**, and other good and valuable consideration in hand paid, **CONVEYS** and **WARRANTS** to

CHARLOTTE A. DAVIS, *
who currently resides at 3647
173rd Court, #4D, Lansing,
*an unmarried woman

of the County of Cook, all interests in fee simple in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

SUBJECT TO: Covenants, conditions, restrictions of record, private, public and utility easements and roads and highways, if any, special taxes or assessments for improvements not yet completed, any unconfirmed special tax assessment, installments not due at the date hereof or any special tax or assessment for improvements heretofore completed, general taxes for 2004 and subsequent years.

Permanent Index Number: 25-17-309-010-0000

Property Address: 10853 S. Vincennes, Unit A, Chicago, Illinois 60643

Dated this 30TH day of August, 2005.

By: **PAUL PERKINS**
Its: **MEMBER**

Paul Perkins

GREATER OPEN DEVELOPMENTS, LLC

By: **LORITA PERKINS**
Its: **MEMBER**

Lorita Perkins

GREATER OPEN DEVELOPMENTS, LLC


Attn: Search
36 W. Dearborn
#650
Chicago, Illinois 60602

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STATE TAX

STATE OF ILLINOIS



SEP. 23. 05


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000005096

REAL ESTATE TRANSFER TAX
0022950
FP326652

CITY TAX

CITY OF CHICAGO



SEP. 23. 05

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE


0000012411

REAL ESTATE TRANSFER TAX
0090000
FP326650

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



SEP. 23. 05


REVENUE STAMP

0000020296

REAL ESTATE TRANSFER TAX
0011475
FP326665

CITY TAX

CITY OF CHICAGO



SEP. 23. 05

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000012412

REAL ESTATE TRANSFER TAX
0082125
FP326650

Property of Cook County Clerk's Office

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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 PAUL PERKINS and LORITA MARTIN, Members of GREATER DEVELOPMENTS, L.L.C., 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.

Given under my hand and seal this 30th day of August, 2005.



[Handwritten Signature]

NOTARY PUBLIC (Seal)

Prepared By: WOODS & EVANS, L.L.C.
Deadra Woods Stokes, Esq.
1024 Park Drive
Flossmoor, Illinois 60422

Mail To: W. Lee Newell, Jr.
134 Pulaski Road
Calumet City, IL 60409

Name & Address of Taxpayer: **Charlotte A. Davis**
10853 S. Vincennes, Unit A
Chicago, IL 60643

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EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1: /

THAT PART OF LOT 53 IN WILLIS M. HITT'S SUBDIVISION OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 18, IN TOWNSHIP AND RANGE AFORESAID, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID LOT 53; THENCE NORTH 19°59'52" EAST ALONG THE EASTERLY RIGHT OF WAY LINE OF VINCENNES AVENUE, 50.00 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT; THENCE SOUTH 70°17'29" EAST ALONG THE NORTHERLY LINE OF SAID LOT, 47.75 FEET; THENCE SOUTH 20°08'14" WEST, 49.98 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT; THENCE NORTH 70°17'29" WEST, 47.63 FEET TO THE POINT OF BEGINNING.

AREA= 2,384 SQUARE FEET OR 0.05 ACRES, MORE OR LESS.

PARCEL 2:

NON EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR PEDESTRIAN AND VEHICULAR ACCESS FOR INGRESS AND EGRESS OVER AND ACROSS SIDEWALKS, DRIVEWAYS, ROADS AND OTHER ACCESSWAYS COMPRISING PART OF FACILITIES FOR ACCESS TO AND FROM COMMON AREAS AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR KE'SHAR TERRACE TOWNHOMES RECORDED AS DOCUMENT 0021408685.

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