

UNOFFICIAL COPY



Doc#: 0528418002 Fee: \$28.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/11/2005 09:39 AM Pg: 1 of 3

WARRANTY DEED
Statutory Illinois
(Individual to Individual)

Above Space for Recorder's use only

THE GRANTOR, **CANAL STREET LOFTS L.L.C.**, 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 Ten and 00/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid,

CONVEYS AND WARRANTS to

Kenneth Ross and Betsy Ross
PO Box 10560
Chicago, Illinois 60610

not in Tenancy in Common, but in **JOINT TENANCY**, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO

SUBJECT TO: (1) real estate taxes not yet due and payable; (2) public and utility easements; (3) applicable zoning and building laws or ordinances; (4) all rights, easements, restrictions, conditions and reservations contained in the Declaration; (5) Encroachments; (6) provisions of the Act; (7) covenants, conditions, restrictions, permits, easements and agreements of record which do not materially adversely affect the use of the Premises as a parking space; (8) acts of Buyer; and (9) Declaration of Covenants, Conditions, Restrictions and Easements.

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, 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 herein. This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration for the same as though the provisions of said Declaration were recited and stipulated at length herein.

Permanent Index Numbers: 17-09-325-009-1720

Address of Real Estate: Unit T-58, 165 North Canal Street, Chicago, Illinois 60606

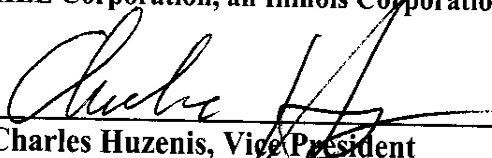
UNOFFICIAL COPY

Dated this 27 day of June, 2005.

Canal Street Lofts, L.L.C.,
an Illinois limited liability company

By: HLL Corporation, an Illinois Corporation, its Manager

By:


Charles Huzenis, Vice President

State of Illinois)

ss.

County of Cook)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Charles Huzenis, vice president of HLL Corporation, an Illinois corporation, the manager or Grantor, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such vice president appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of HLL Corporation, as manager, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27 day of June, 2005.

City of Chicago
Dept. of Revenue
399966



Real Estate
Transfer Stamp
\$281.25

10/06/2005 11:52 Batch 02217 10


Notary Public



This instrument prepared by Fuchs & Roselli, Ltd., 440 W. Randolph St., Ste. 500, Chicago, Illinois 60606

MAIL TO:

Susan Ghelerter

440 West Randolph Street, Suite 500

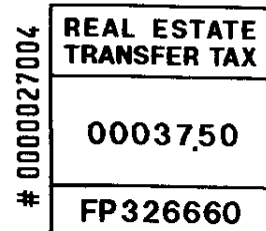
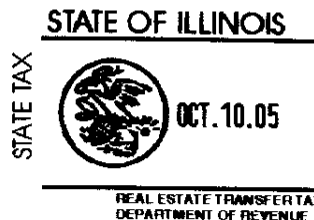
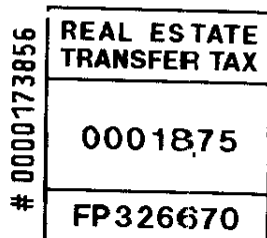
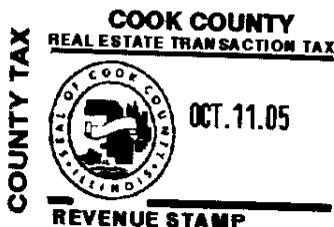
Chicago, Illinois 60606

SEND SUBSEQUENT TAX BILLS TO:

Kenneth & Betsy Ross

PO Box 10560

Chicago, Illinois 60610



UNOFFICIAL COPY

LEGAL DESCRIPTION

PARCEL 1:

UNIT T-58 IN THE RANDOLPH PLACE RESIDENCES CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN LOTS OR PARTS OF LOTS IN BLOCK 29 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97984169, AND TO THE AMENDED AND RESTATED DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE RANDOLPH PLACE RESIDENCES CONDOMINIUM ASSOCIATION RECORDED AS DOCUMENTS NUMBER 08192544; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE, SUPPORT, MAINTENANCE AND ENJOYMENT AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS RECORDED AS DOCUMENT NUMBER 08192543.

Permanent real estate index number: 17-09-325-009-1720

Address of Real Estate: Unit T-58, 165 North Canal Street Chicago, Illinois 60606