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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY



0529253019D

Doc#: 0529253019 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/19/2005 08:15 AM Pg: 1 of 4

435 7555 (1/3)

THE GRANTOR(S) Birchwood Beach Condominiums, LLC an Illinois Limited Liability Company of the City of Chicago, 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 Guy Swartz, single (GRANTEE'S ADDRESS) 1421- W. Birchwood, Unit 3W, Chicago, Illinois 60626

of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

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

THIS IS NOT HOMESTEAD PROPERTY.

SUBJECT TO:

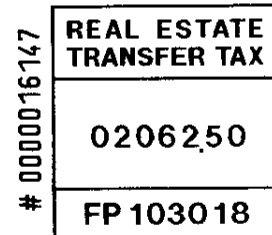
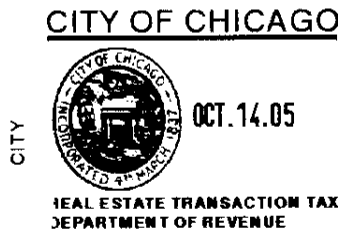
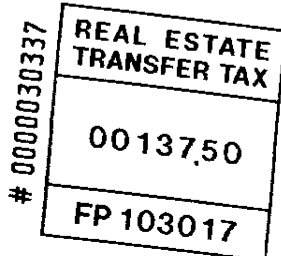
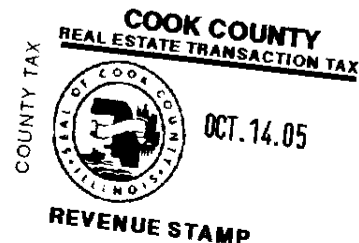
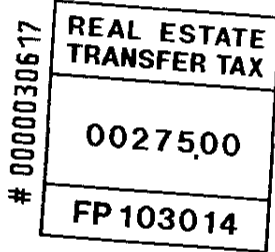
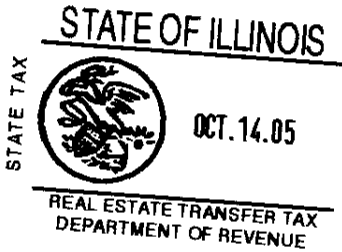
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 11-29-307-006-0000 (underlying)

Address(es) of Real Estate: 1421- W. Birchwood, Unit 3W, Chicago, Illinois 60626

Dated this 7th day of October, 2005

Birchwood Beach Condominiums, LLC an Illinois Limited Liability Company, Rodica Barcouan, Member



H

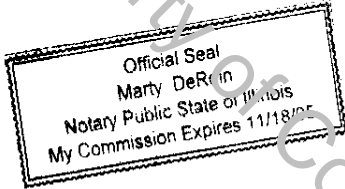
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Birchwood Beach Condominiums, LLC an Illinois Limited Liability Company

personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered the said instrument as 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 3rd day of October, 2005





(Notary Public)

Prepared By: Marty DeRoin
122 S. Michigan Ave., Suite 1800
Chicago, Illinois 60603-

Mail To:

~~Guy Swartz
1421-29 W. Birchwood, Unit 1421-3W
Chicago, Illinois 60626~~

Benjamin Wang, Esq
2615 N. Sheffield
Chicago, IL 60614

Name & Address of Taxpayer:

Guy Swartz
1421-29 W. Birchwood, Unit 1421-3W
Chicago, Illinois 60626

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~~EXHIBIT "A"~~

THERE WAS NO TENANT IN THE UNIT PRIOR TO THIS CONVEYANCE AND NO NOTICE WAS THEREFORE REQUIRED TO BE GIVEN UNDER ANY APPLICABLE RULE, LAW OR ORDINANCE.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT 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 LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITING AND STIPULATED AT LENGTH HEREIN.

Property of Cook County Clerk's Office

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ORDER NO.: 1301 - 004357555
ESCROW NO.: 1301 - 004357555

1

STREET ADDRESS: 1421-29 WEST BIRCHWOOD 1421-3W

CITY: CHICAGO

ZIP CODE: 60626

COUNTY: COOK

TAX NUMBER: 11-29-307-006-0000

Property of Cook County Clerk's Office
Exhibit A

LEGAL DESCRIPTION:

UNIT 1421-3W TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN BIRCHWOOD BEACH CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0522418086, IN SECTION 29, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.