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Doc#: 0534255156 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/08/2005 12:03 PM Pg: 1 of 5

SPECIAL WARRANTY DEED
Joint Tenancy
THIS INDENTURE, made
this 1st_ day of
October, 2005,
between Concord Homes,
Inc, a corporation
created and existing
under and by
virtue of the laws of
the State of Delaware
and duly authorized to
transact business in
the State of Illinois,
party of the first part,

Above for recorders use only

and Zbigniew Wrobel & Andrew M. Wrobel
7503 Clardige Drive, Unit E, Bridgeview, Illinois
(NAME AND ADDRESS OF GRANTEE)

party of the second part, not in tenancy in common, but in joint tenancy, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars and good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of the first part, by these presents does DEMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, not in tenancy in common, but in joint tenancy, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

as more fully described in Exhibit A attached hereto

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, subject to:

NAT 424 237

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General real estate taxes for the current year not then due and for subsequent years, including taxes which may accrue by reason of new or additional improvements during the year of Closing, special taxes or assessments for improvements not yet completed; easements, covenants, restrictions, agreements conditions and party wall rights; the Illinois Condominium Property Act; the Plat; terms, provisions and conditions of the Declaration of Condominium Ownership for Bridgeview Place, including all amendments and exhibits thereto; applicable zoning and building laws and ordinances; easements, if any; unrecorded public utility easements, if any; Purchaser's mortgage, if any; plats of dedication and covenants thereon; acts done or suffered by or judgements against Purchaser, or anyone claiming under Purchaser; drainage ditches, tiles and laterals, if any; and liens and other matters of title over which the title company is willing to insure at no cost to party of the second part.

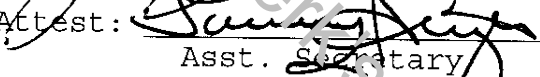
Permanent Real Estate Index Number(s): 23-12-400-022

Address(es) of real estate: 7503 Clardige Drive, Unit E
Bridgeview, Illinois 60455

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its _____ President, and attested by its Asst. Secretary, the day and year first above written.

Concord Homes, Inc., a Delaware corporation

By  _____
Its: _____ President

Attest:  _____
Asst. Secretary

This instrument was prepared by Brian Meltzer,
1515 E. Woodfield Rd, 2nd floor, Schaumburg, Illinois 60173
(NAME AND ADDRESS)

SEND SUBSEQUENT TAX BILLS TO:

ANDREW M. WROBEL
(Name)

ANDREW M. WROBEL
(Name)

Mail 7503 CLARIDGE DR., UNIT E
To: (Address)
BRIDGEVIEW, IL 60455
(City, State and Zip)

7503 CLARIDGE DR. UNIT E
(Address)
BRIDGEVIEW, IL 60455
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO _____

UNOFFICIAL COPYSTATE OF Illinois }COUNTY OF Cook }

I Michelle A. Brown a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jim Vanderploeg personally known to me to be the President of Concord Homes, Inc. (Corporation), and Tammy Albright, personally known to me to be the Assistant Secretary of the Corporation, and 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 severally acknowledged that as such President and Assistant Secretary, they signed and delivered the said instrument and caused the corporate seal of the Corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of the managing member of said company as their free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 1st day of October, 2005.

Michelle A. Brown
Notary Public

Commission expires

OFFICIAL SEAL
Michelle A. Brown
Notary Public, State of Illinois
My Commission Expires 09/22/08

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EXHIBIT A

Title company to affix their legal here:

The party of the first part also hereby grants to the party of the second part 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 Ownership for Bridgeview Place ("Declaration"), aforesaid, and the party of the first part reserves to itself its successors and assigns, the rights and easements set forth in the 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 the Declaration the same as though the provisions of the Declaration were recited and stipulated at length herein.

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DWELLING UNIT *2-5-714* IN BRIDGEVIEW PLACE CONDOMINIUM, AS
DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:


LOT 6, 7, 8, AND 11 IN BRIDGEVIEW PLACE UNIT 1, BEING A PLANNED UNIT
DEVELOPMENT IN SECTION 12, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE
THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED
JUNE 15, 2005 AS DOCUMENT 0516603081, IN COOK COUNTY, ILLINOIS; WHICH
SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM
OWNERSHIP FOR BRIDGEVIEW PLACE CONDOMINIUM, RECORDED AS
DOCUMENT NUMBER 0527212307 IN COOK COUNTY, ILLINOIS; TOGETHER WITH
ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PIN 23-12-400-022

*7503 CLARIDGE DR. - #E
BRIDGEVIEW, IL*

KDA


STATE TAX

STATE OF ILLINOIS	
	NOV. 30. 05
COOK COUNTY	

0000018616

REAL ESTATE TRANSFER TAX
0023750
FP351023

COUNTY TAX

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	
	NOV. 30. 05

0000018851

REAL ESTATE TRANSFER TAX
0011875
FP351014

REVENUE STAMP

Property of Cook County Clerk's Office