WARLANDED FEICIAL COPY

THE GRANTOR, RIVER VILLAGE TOWNHOMES SOUTH, LLC, a Delaware Limited Liability Company, of the City of Chicago, State of Illinois for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO:

Doc#: 0607541016 Fee: \$30.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds Date: 03/16/2006 09:36 AM Pg: 1 of 4

(above space for recorder only)

Address: 905 North Howe St. Unit 905C-HU_N/AS-2-7, Chicago, Illinois

P.I.N.: 17-04-322-005/012/013/019

AND MADE A PART LEREOF.

SUBJECT TO: (1) real estate taxes not yet due are payable; (2) KSPANIMANA SINANS SINAN

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Managing Members this 13th day of March, 2006.

AGG (1833 MERCURY TITLE COMPANY, L.L.C.-N / Q & K8V RIVER VILLAGE TOWNHOMES SOUTH 1 I.C, a Delaware limited liability company,

BY: EDC RIVER VILLAGE TOWNHOMES

SOUTH, LLC

an Illinois limited liability company

ITS: Manager

BY: EDC MANAGEMENT, INC.,

an Illinois corporation

ITS: Manager

Ronald B. Shipka, Jr.

IT8: President

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"OFFICIAL SEAL"
THERESA R. NOEL
NOTARY PUBLIC STATE OF ILLINOIS
My Commission Expires 01/10/2010

UNOFFICIAL COPY

State of Illinois) ss County of Cook)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Ronald B. Shipka, Jr., the President of EDC Management, Inc. the Manager of EDC RIVER VILLAGE TOWNHOMES SOUTH, LLC, the Manager of RIVER VILLAGE TOWNHOMES SOUTH, LLC and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act as Manager of said company, for the uses and purpose therein set forth.

Giver under my hand and official seal, this 8th day of March, 200

Therew Rollow

My commission expires:

Notary Public

This Instrument was prepared by Brown, Udell & Pomerantz, 1332 N. Halsted, Chicago, IL.

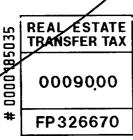
Mail to: Vida Gosrisirikul 2303 W. North Avenue Chicago, IL 60647 Send subsequent tax bills to: Dana Wingate 905 North Howe Street, #905C-H Chicago, IL 60610

City of Chicago
Dept. of Revenue
423922

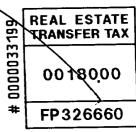
Real Estate Transfer Stamp \$1,350.00

03/14/2006 12:28 Batch 02204 1









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FILE NO.: 2066833

PARCEL A:

UNIT 905C-H, IN THE RIVER VILLAGE TOWNHOMES SOUTH CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL 1:

LOTS 1, 2, 3, 4, 5, 6, 7, 8 AND 9 (EXCEPTING FROM SAID LOT 9, THE EASTERLY 10.00 FEET DEDICATED FOR ALLEY);

THE NORTH 1/2 OF LOT 15, ALSO

LOTS 16, 17, 18, 19, 20 AND 21 (EXCEPTING FROM SAID LOT 21, THE SOUTHERLY 20.00 FEET OF THE NORTHERLY 45.00 FEET DEDUCTED FOR ALLEY);

LOTS 22, 23 AND 24, ALSO

ALL OF VACATED ALLEY, LYING EASTERLY OF LOTS 5 TO 8, (VACATED PURSUANT TO DOCUMENT RECORDED APRIL 27, 1927 ON BOOK 13299 PAGE 362 THROUGH 364), ALL IN BLOCK 94 IN ELSTON'S ADDITION TO CHICAGO, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

ALL OF THE NORTHEASTERLY/ SOUTHWESTERLY 20-FOOT PUBLIC ALLEY DEDICATED AND RECORDED IN THE OFFICE OF THE RECORDER OF DELDS OF COOK COUNTY, ILLINOIS MAY 3, 1917 AS DOCUMENT 6103152, BEING THE SOUTHEASTERLY 20.00 FEET OF THE NORTHWESTERLY 45.00 FEET OF LOT 21 IN BLOCK 94 OF ELSTON'S ADDITION TO CHICAGO IN SECTION 4 AND SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIFAL MERIDIAN; ALSO

ALL OF THE NORTHWESTERLY/ SOUTHEASTERLY 20-FOOT VACATED ALLEY, (VACATED PURSUANT TO DOCUMENT NUMBER 18467184 RECORDED MAY 7, 1962), LYING NORTHEASTERLY OF AND ADJOINING THE NORTHEASTERLY LINE OF LOTS 1 TO 4, BOTH INCLUSIVE LYING SOUTHWESTERLY OF AND ADJOINING THE SOUTHWESTERLY LINE OF LOTS 21 TO 24, BOTH INCLUSIVE, AND LYING NORTHWESTERLY OF AND ADJOINING A LINE DRAWN FROM THE SOUTHFAS FERLY CORNER OF SAID LOT 21, ALL IN BLOCK 94 OF ELSTON'S ADDITION TO CHICAGO, AFORESAID, IN COOK COUNTY, ILLINOIS

PARCEL 3:

THE SOUTH HALF OF LOT 15 IN BLOCK 94 IN ELSTON'S ADDITION TO CHICAGO IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0416839081, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL B:

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UNOFFICIAL COPY

File No.: 2066833

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S2-7, LIMITED COMMON ELEMENTS AS DELINEATED ON SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0416839081.

PIN: 17-04-322-005-0000; 17-04-322-012-0000; 17-04-322-013-0000; 17-04-322-019-0000

GRANTOR ALSO PEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANCES 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 DESCRIPHO 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.

Commonly known as: 903-945 (odd numbers only) North King sbury, 641-647 (odd numbers only) West Oak, and 906-944 (even numbers only) North Howe Private, all in Cricago, Illinois 60610