



Doc#: 0608942085 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/30/2006 09:39 AM Pg: 1 of 4

**WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)**

This document prepared by:

David A. Grossberg
C/o MCL Companies
455 E. Illinois St. #565
Chicago, IL 60611

THE GRANTOR. OLD TOWN SQUARE RESIDENTIAL, L.L.C., an Illinois limited liability company, for and in consideration of the sum of TEN (\$10.00) and 00/100----DOLLARS and other good and valuable consideration, in hand paid, **CONVEY(S) AND WARRANT(S)** to

MARCUS TRIVEDI AND MAYURKANT TRIVEDI, CO-TRUSTEES OF THE MARK TRIVEDI TRUST AGREEMENT DATED MARCH 28, 1992 of 351 W. Superior St., Unit A, Chicago, IL 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: ---~~

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO:

Permanent Real Estate Index Number(s): a portion of 17-04-220-061-0000
Address of Real Estate: 358 West Scott Street, Unit 1, Chicago, IL 60610


In Witness whereof, said Grantor has caused its name to be signed to these presents by Daniel E. McLean, President of MCL Companies of Chicago, Inc., manager of OLD TOWN SQUARE RESIDENTIAL, L.L.C., this 9th day of March, 2006.

OLD TOWN SQUARE RESIDENTIAL, L.L.C.,
an Illinois limited liability company

By: MCL Companies of Chicago, Inc.,
an Illinois corporation, its Manager

By: *[Signature]*
Its: President

STATE OF ILLINOIS



MAR. 27. 06

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX

00770.00

FP 102808


0000093662

City of Chicago
Dept. of Revenue
424246



Real Estate Transfer Stamp
\$5,775.00

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAR. 27. 06

REVENUE STAMP

REAL ESTATE TRANSFER TAX

00385.00

FP 102802

0000093889

03/16/2006 10:00 Batch 06203 59

[Handwritten signatures]

1072
SEVEN
BKI
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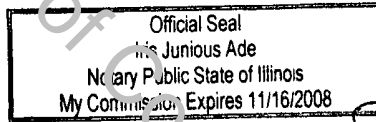
UNOFFICIAL COPY

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 Daniel E. McLean, personally known to me to be the President of MCL Companies of Chicago, Inc., manager of OLD TOWN SQUARE RESIDENTIAL, L.L.C., an Illinois limited liability company 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 as the President he signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, on March 9, 2006.

IMPRESS
NOTARIAL SEAL
HERE



Junious Ade
Notary Public

My Commission Expires 11-16, 2008.

Mail to:
MARCUS TRIVEDI AND
MAYURKANT TRIVEDI
358 West Scott Street, Unit 1
Chicago, IL 60610

Send subsequent tax bill to:
MARCUS TRIVEDI AND MAYURKANT
TRIVEDI
358 West Scott Street, Unit 1
Chicago, IL 60610

UNOFFICIAL COPY

EXHIBIT A

Parcel 1:

Lot 1, in Old Town Village East, being a Subdivision in the West Half of the Northeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Easement for Ingress and Egress, Use and Enjoyment for the benefit of Parcel 1 as created by the Declaration of Easements, Restrictions and Covenants for Old Town Village East Homeowners Association recorded as Document Number 0322519031, and by the Common Easement Agreement recorded as Document Number 0322519030.

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 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 therein.

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

Subject to Matters set forth on Exhibit B attached hereto and made part hereof.

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EXHIBIT B

1. Real Estate Taxes not yet due and payable
2. Rights of public or quasi-public utilities in the land as disclosed by Plat of Survey March 8, 2001 and last revised September 5, 2001.
3. Easement for ingress and egress as shown on Plat of Easement recorded May 1, 2001 as Document 0010357381, and the terms and provisions contained therein.
4. Covenants made by Old Town Square Residential, L.L.C., an Illinois limited liability company, recorded August 28, 2001 as Document 0010796109 and recorded July 15, 2002 as Document 0020770869, regarding maintenance and repair of the common water and sewer lines which shall be the responsibility of the owners of the property and other property.
5. Easement in favor of Ameritech, ATT Broadband, People's Energy and Commonwealth Edison, and its/their respective successors and assigns, to install, operate and maintain all equipment necessary for the purpose of serving the land and other property, together with the right of access to said equipment, and the provisions relating thereto contained in the Plat recorded/filed as Document No. 0020727440.
6. Declaration of Easements, Restrictions and Covenants for Old Town Village East Homeowners Association recorded as Document Number 0322519031.
7. Common Easement Agreement recorded as Document Number 0322519030.
8. Covenants, conditions, restrictions, and easements of record.

Property of Cook County Clerk's Office