

UNOFFICIAL COPY

WARRANTY DEED

ILLINOIS STATUTORY

(Limited Liability Company to Individual) 463977

MAIL TO:

JOHN TALLMAN

111 E. BUSSE, # 504

MT. PROSPECT, ILL 60056



Doc#: 0609340114 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/03/2006 03:11 PM Pg: 1 of 3

NAME & ADDRESS OF TAXPAYER:

8200 N. Lincoln Avenue Unit 309
Skokie, IL 60077

RECORDER'S STAMP

GRANTOR, NORWOOD SKOKIE LLC, an Illinois limited liability company, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid and receipt whereof is hereby acknowledged, CONVEYS and WARRANTS to Grantee(s): English/Simpkins Realty Associates L.L.C. of 8718 Georgiana Avenue, Morton Grove, IL 60053, the following real estate situated in the Village of Skokie, Cook County, State of Illinois, to wit:

Parcel 1: Units 309 and P-21, together with their respective undivided percentage interest in the common elements in the 8200 N. Lincoln Condominium, as delineated and defined in the Declaration Recorded as Document Number 0602032088, in the Southeast Quarter of Section 21, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois;

Parcel 2: The exclusive right to use S-21 Limited Common Elements, in the 8200 N. Lincoln Condominium, as delineated and defined in the Declaration Recorded as Document Number 0602032088, in the Southeast Quarter of Section 21, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois;

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 aforesaid, 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 the same as though the provisions of said Declaration were recited and stipulated at length herein.

This Deed is also subject to: real estate taxes not yet due and payable; the Illinois Condominium Property Act; the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for the 8200 N. Lincoln Condominium Association; condominium assessments and special assessments due and payable after the closing date; covenants, conditions and restrictions and building lines then of record; easements existing or of record; and special taxes or assessments for improvements not yet completed or other assessments or installments thereof not due as of the closing date.

Permanent Real Estate Index Number(s): Part of 10-21-407-022 & -023

Address of Real Estate: 8200 N. Lincoln Avenue, Skokie, IL 60077

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In Witness Whereof, said Grantor has caused its name to be signed to these presents this this 23rd day of February, 2006.

NORWOOD SKOKIE LLC, an Illinois limited liability company

By: Norwood Construction, Inc., an Illinois corporation, company manager

By: *Susan J. Smith*
Assistant Vice-President

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Susan J. Smith personally known to me to be the Assistant Vice-President of Norwood Construction, Inc., an Illinois Corporation, the Manager of Norwood Skokie LLC, 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 such Assistant Vice-President, she signed and delivered the said instrument pursuant to authority given by the Board of directors of said Corporation, as her free and voluntary act, and as the free and voluntary act and deed of said corporation on behalf of said Company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 23rd day of February, 2006.

Kenneth C Woods Jr
Notary Public

NOTARIAL OFFICIAL SEAL
KENNETH C WOODS JR
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 10-17-07
VILLAGE OF SKOKIE
TRANSFER STAMP

This instrument was prepared by Stephen S. Messutta, 7458 N. Harlem Avenue, Chicago, IL 60631.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55 ILCS5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

VILLAGE OF SKOKIE, ILLINOIS
Economic Development Tax
Skokie Code Chapter 10
Paid: \$910
Skokie Office 02/22/06

COOK COUNTY
REAL ESTATE TRANSACTION TAX
0000032161
MAR. 16. 06
REVENUE STAMP

REAL ESTATE
TRANSFER TAX
00135.00
FP 102810

STATE OF ILLINOIS
0000032158
MAR. 16. 06
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE
TRANSFER TAX
00270.00
FP 102804

File Number: TM199628

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LEGAL DESCRIPTION

Parcel 1: Unit: 309 and Unit: P 21, together with its undivided percentage interest in the common elements in the 8200 N. Lincoln Condominium, as delineated and defined in the Declaration recorded as document number 0602032088, in the Southeast Quarter of Section 21, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to use S21 limited common elements, in the 8200 N. Lincoln Condominium, as delineated and defined in the Declaration recorded as document number 0602032088, in the Southeast Quarter of Section 21, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 8200 North Lincoln
Unit 309
Skokie IL 60077

Property of Cook County Clerk's Office