



Doc#: 0615704013 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/06/2008 08:47 AM Pg: 1 of 3

THIS INSTRUMENT PREPARED BY:

Sara J. McMurray  
Attorney At Law  
1234 Elmwood  
Evanston, IL 60202

WARRANTY DEED

117509 10/1

THE GRANTOR, 3 CONTINENT REALTY PARTNERS I, LLC, a limited liability company created and existing under and by virtue of the laws of the State of Illinois, for and in consideration of Ten (\$10.00) Dollars, in hand paid, CONVEYS AND WARRANTS unto Charles Marcus Patterson, the real estate commonly known as 6220 South Kenwood, Unit #3S and parking space P-6 and storage space S-3S, Chicago, Illinois, situated in the County of Cook, in the State of Illinois, being hereinafter legally described, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises forever.

ADDRESS: 6220 South Kenwood, Unit #3S, Chicago, Illinois

PTIN: 20-14-413-016-1005

DATED this 13<sup>th</sup> day of December, 2005

3 CONTINENT REALTY PARTNERS I,

LLC

By: James Nondorf (SEAL)  
James Nondorf, Manager

STATE OF ILLINOIS )  
) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that James Nondorf, Manager of 3 CONTINENT REALTY PARTNERS I, LLC, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 13<sup>th</sup> day of December, 2005.

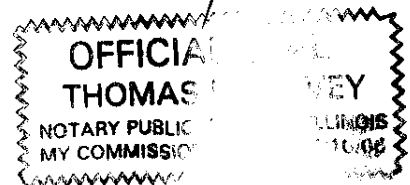
Thomas P. Penny  
Notary Public

My commission expires: \_\_\_\_\_

City of Chicago / Real Estate  
Dept. of Revenue / Transfer Stamp  
442782 / \$2,137.50  
05/26/2006 09:59 Batch 05332 15



3K



BOX 447

# UNOFFICIAL COPY

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
MAY 26 06  
REVENUE STAMP

00000000 #

REAL ESTATE  
TRANSFER TAX  
0014250  
FP103042

STATE TAX  
STATE OF ILLINOIS  
MAY 26 06  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

0000036 B2 #

REAL ESTATE  
TRANSFER TAX  
0028500  
FP326660

Property of Cook County Clerk's Office

**UNOFFICIAL COPY**LEGAL DESCRIPTION

## PARCEL 1:

UNIT #3S IN 6220 SOUTH KENWOOD CONDOMINIUMS, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 5 IN BLOCK 5 IN SUBDIVISION OF BLOCKS 3 AND 5 OF O.R. KEITH'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 16, 2004 AS DOCUMENT 0435139003.

## PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-6, AND STORAGE S-3S, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0435139003.

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 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.

THE TENANT OF THE UNIT, IF ANY, EITHER WAIVED OR FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL TO PURCHASE THE UNIT OR HAD NO RIGHT OF FIRST REFUSAL TO PURCHASE THE UNIT.

PIN: 20-14-413-016-1005

MAIL DEED TO:

C Marcus Patterson  
412 Heyser  
Jackson MI 49203

SEND TAX BILL TO:

C Marcus Patterson  
412 Heyser  
Jackson MI 49203