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Doc#: 0614540299 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/25/2006 03:58 PM Pg: 1 of 2



Doc#: 0620140176 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/20/2006 02:30 PM Pg: 1 of 2

HERITAGE TITLE COMPANY

AFFIDAVIT OF TITLE AS TO LEGAL DESCRIPTION FOR NORTHSIDE KEELER BUILDING CONDOMINIUM

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MAY 22, 2006

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NORTHSIDE KEELER BUILDING, LLC, BY CARL PALLADINETTI, ITS MEMBER, AFTER BEING DULY SWORN UPON OATH, STATES AS FOLLOWS:

1. NORTHSIDE KEELER BUILDING CONDOMINIUM WAS CREATED PURSUANT TO DECLARATION RECORDED BY NORTHSIDE KEELER BUILDING, LLC AS DOCUMENT #0532110117.
2. THE LEGAL DESCRIPTION OF THE LAND SUBMITTED TO THE CONDOMINIUM PROPERTY ACT OF THE STATE OF ILLINOIS IS :

LOT 44(EXCEPT THE SOUTH 5 FEET THEREOF) IN BLOCK 29 IN GARFIELD, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 307 FEET OF THE NORTH 631.75 FEET OF THE WEST 333 FEET OF THE SOUTH 1295 FEET THEREOF) IN COOK COUNTY, ILLINOIS

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COMMONLY KNOWN AS 1656 N KEELER, CHICAGO IL 60639
PIN #13-34-426-037-0000

13-34-426-038-0000

THIS DOCUMENT IS BEING RE-RECORDED TO CORRECT
SCRIVENER'S ERROR IN LOT #45 WHICH SHOULD BE LOT 43.

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3. THE ABOVE NAMED PARCEL OF LAND IS THE ONLY LAND WHICH WAS SUBJECTED TO THE CONDOMINIUM PROPERTY ACT OF THE STATE OF ILLINOIS.
4. AT NO TIME WAS ANY PART OF LOT ⁴³~~45~~ IN BLOCK 29 IN GARFIELD SUBDIVISION EVER DESCRIBED TO BE PART OF THE SAID NORTHSIDE KEELER BUILDING CONDOMINIUM.
5. THAT THROUGH SCRIVENER ERROR, THE CONVEYANCE OF THE INDIVIDUAL CONDOMINIUM UNITS USED A LEGAL DESCRIPTION WHICH DESCRIBED THE UNDERLYING PARCEL OF LAND UPON WHICH THE CONDOMINIUM IS LOCATED TO ERRONEOUSLY INCLUDE THE ADJACENT LOT ~~45~~⁴³ AS PART OF THE LAND WHICH UNDERLIES THE CONDOMINIUM. THIS DESCRIPTION IS ERRONEOUS AS TO ANY REFERENCE TO LOT ~~45~~⁴³ AND ANY AND ALL REFERENCED TO LOT ~~45~~⁴³ SHOULD BE DELETED FROM ANY LEGAL DESCRIPTION WHICH REFERS TO SAID "NORTHSIDE KEELER CONDOMINIUM".
6. THAT NO PORTION OF SAID NORTHSIDE KEELER CONDOMINIUM ASSOCIATION IS LOCATED ON OR OTHERWISE AFFECTS THE SAID LOT ~~45~~⁴³ IN BLOCK 29 IN GARFIELD SUBDIVISION.
7. THAT THIS AFFIDAVIT IS MADE FOR THE PURPOSE OF CLARIFYING AND CORRECTING THE SCRIVENER ERROR AS TO THE PARCEL OF LAND UPON WHICH THE NORTHSIDE KEELER CONDOMINIUM IS LOCATED.

NORTHSIDE KEELER BUILDING CONDOMINIUM, LLC

BY _____
ITS MEMBER

SUBSCRIBED AND SWORN BEFORE ME THIS ⁴~~24~~ DAY OF *May*, 2006

Maureen Ocampo

NOTARY PUBLIC

PREPARED BY & MAIL TO:
CARL PALLADINETTI, ATTORNEY AT LAW
4024 W MONTROSE AVENUE
CHICAGO IL 60641

