

UNOFFICIAL COPY

BOY
388



Doc#: 0628326251 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/10/2006 04:05 PM Pg: 1 of 3

4 of 5
06060049-COOK
EXETER TITLE COMPANY -- FILE #
Phone (312) 641-1244 Fax (312) 641-1241

WARRANTY DEED
ILLINOIS STATUTORY
Corporation to Individual

THE GRANTOR, B & B PROPERTIES II LLC, an Illinois limited liability company, created and existing under and by virtue of the laws of the State of IL and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said limited liability company, CONVEY(S) and WARRANT(S) to KEIWAN SCOTT of 4515 SOUTH KING DRIVE, UNIT 2, CHICAGO, IL 60637 of the County of COOK, the following described Real Estate situated in the County of COOK in the State of IL, to wit:

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

SUBJECT TO: General taxes for the year "2005" and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) "2005"

Permanent Real Estate Index Number(s): 20-03-414-005-0000
Address(es) of Real Estate: 4515 SOUTH KING DRIVE UNIT 2, CHICAGO, IL 60637

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its, and attested by its MANAGER this

10 day of October, 2006

B & B PROPERTIES II LLC, an Illinois limited liability company

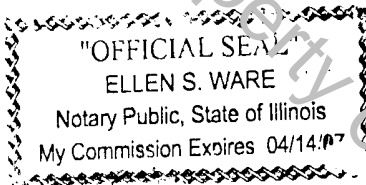
Attest
Christa Patterson
CHRISTA PATTERSON
MANAGER

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that, CHRISTA PATTERSON, personally known to me to be the MANAGER of the B & B PROPERTIES II LLC, an Illinois limited liability company and CHRISTA PATTERSON, personally known to me to be the MANAGER of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their 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, this 2nd day of October, 20 06.



Ellen S. Ware (Notary Public)

Prepared by:
MARK J. HELFAND
180 NORTH LASALLE STREET, SUITE 1916
CHICAGO, IL 60601

Mail To:
KEIWAN SCOTT
4515 SOUTH KING DRIVE, UNIT 2
CHICAGO, IL 60637

Name and Address of Taxpayer:
KEIWAN SCOTT
4515 SOUTH KING DRIVE, UNIT 2
CHICAGO, IL 60637

City of Chicago
Dept. of Revenue
471066
10/10/2006 09:59 Batch 07293 8
Real Estate Transfer Stamp
\$2,287.50



COOK COUNTY
REAL ESTATE TRANSACTION TAX
OCT. 10. 06
REVENUE STAMP



REAL ESTATE TRANSFER TAX
0015250
FP 103042
0000011852

STATE OF ILLINOIS
OCT. 10. 06
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE



REAL ESTATE TRANSFER TAX
0030500
FP 103037
0000005360

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Exhibit "A" – Legal Description

PARCEL 1: UNIT NUMBER 2 IN THE 4515 S. MARTIN LUTHER KING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE NORTH ½ OF THE NORTH 55 FEET OF LOT 2 IN SNOW AND DICKINSON'S SUBDIVISION OF LOT 2 IN CLEAVER AND TAYLOR'S SUBDIVISION OF THE NORTH ½ OF THE SOUTH ½ OF THE EAST ½ OF THE SOUTHWEST ¼ AND THE NORTH ½ OF THE SOUTH ½ OF THE WEST ½ OF THE SOUTH EAST ¼ OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;
WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 12, 2006 AS DOCUMENT NUMBER 0610218010; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENTS, AS DELINEATED ON SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT 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 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.