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Special Warranty Deed Statutory (Illinois)



Doc#: 0629105021 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/18/2006 10:12 AM Pg: 1 of 2

The GRANTOR, **L & P DEVELOPMENT, LLC**, an Illinois limited liability company,

0600161900578

a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority given by the Members of said limited liability company, CONVEYS and WARRANTS to

DORIAN A. FLOWERS, of 2951 S. King Dr., #411, Chicago, Illinois 60616

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Unit 1B in 4950 South King Drive Condominiums as delineated on a Survey of the following described real estate: Lot 4 and the North 1/2 of Lot 5 in Block 1 in Hardin's Subdivision of the South 1/2 of the North 1/2 of the Southeast 1/4 of the Northwest 1/4 of Section 10, Township 38 North, Range 14, East of the Third Principal Meridian, which Survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document No. 0516703113, as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

SUBJECT TO: General real estate taxes for 2006 and subsequent years.

Permanent Real Estate Index Number(s): 20-10-117-022-1002
~~XX~~

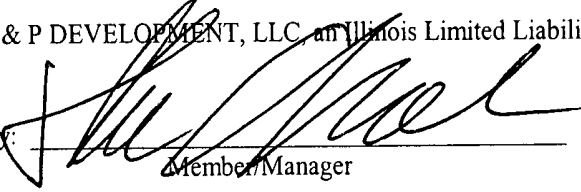
Address(es) of Real Estate: 4950 S. King Dr., Unit 1B, Chicago, IL 60615

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.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Member/Manager, this 22nd day of September, 2006.

L & P DEVELOPMENT, LLC, an Illinois Limited Liability Company

By: 
Member/Manager

Attorneys' Title Guaranty Fund, Inc.
1 S Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

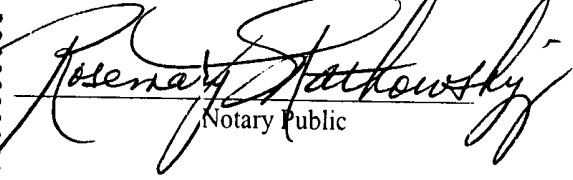
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State of Illinois)
) ss.
County of Cook)

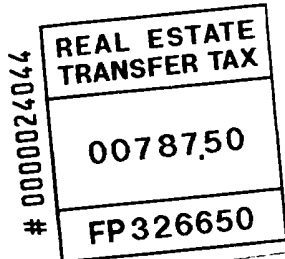
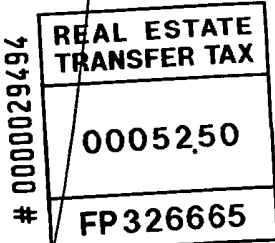
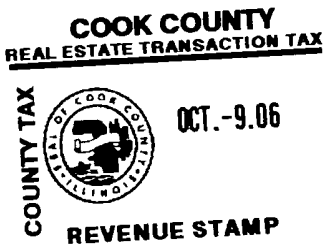
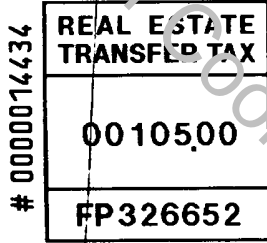
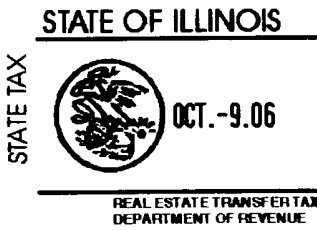
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PETRU CLADOVAN, personally known to me to be the Member/Manager of L & P DEVELOPMENT, LLC, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Member/Manager, he signed and delivered the said instrument pursuant to authority given by the Member/Managers of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth

Given under my hand and seal, this 22nd day of September, 2006.

Commission expires: 12-31-06

"OFFICIAL SEAL" ROSEMARY MATKOWSKY Notary Public, State of Illinois My Commission Expires 12/21/06	 Notary Public
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This instrument prepared by: Law Offices of Kulas & Kulas, P.C., 2329 W. Chicago Ave., Chicago, Illinois 60622



Mail to:
Susan W. Allen, Esq.
1400 Ashland Avenue
River Forest, Illinois 60305

Send subsequent tax bills to:
Dorian A. Flowers
4950 S. King Dr., Unit 1B
Chicago, Illinois 60615

COOK COUNTY CLERK'S OFFICE
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