



Doc#: 0630035064 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/27/2006 11:58 AM Pg: 1 of 3

WARRANTY DEED
Statutory (Illinois)
(Corporation to Individual)

THE GRANTOR

KEENEY DEVELOPMENT GROUP,
LTD., AN ILLINOIS CORPORATION
a corporation 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 the sum of TEN (\$10.00)
DOLLARS, and other good and valuable
considerations in hand paid, and pursuant
to authority given by the Board of
Directors of said corporation, CONVEYS
and WARRANTIES to:

Barbara Hoopes
81469 Highway 1083
Bush, LA 70431

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

SEE ATTACHED LEGAL
DESCRIPTION

Permanent Real Estate Index Number(s): 11-19-414-014-0000
Address(es) of Real Estate: 624 Judson #3, Evanston, IL 60202

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has
caused its name to be signed to these presents by its Chairman this 17 day of October,
2006.

Keeney Development Group, Ltd.
(Name of Corporation)

By [Signature]

CITY OF EVANSTON 020135
Real Estate Transfer Tax
City Clerk's Office

PAID OCT 16 2006 AMOUNT \$ 1525.00
Agent CMD

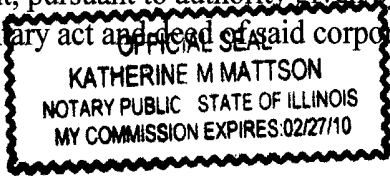
83602425/26096954
10f2

00A 333-611

3CC

UNOFFICIAL COPY

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that George J. Chrus personally known to me to be the Chairman of Keeney Development Group, Ltd. corporation, 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 officer he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as their 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 17 day of October 2006

Commission expires 2/27/10

[Signature]
NOTARY PUBLIC

This instrument was prepared by Katherine Mattson 2901 Central St #D, Evanston, IL 60201
(Name and Address)


MAIL TO: Robert Lattas
Name
118 N. Aberdeen
Address
1905 W. Chicago Ave
Chicago, IL 60622 60607
City, State and Zip

SEND SUBSEQUENT TAX BILLS TO:

Barbara Hoopes
Name
81469 Hwy 1093
Address

OR RECORDER'S OFFICE BOX NO. Bush, LA 70491-4615
City, State and Zip

STATE OF ILLINOIS



OCT. 19.06


REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000031812

REAL ESTATE TRANSFER TAX
00305.00
FP 103032

COOK COUNTY REAL ESTATE TRANSACTION TAX

COUNTY TAX



OCT. 19.06

REVENUE STAMP

0000031918

REAL ESTATE TRANSFER TAX
00152.50
FP 103034

UNOFFICIAL COPY

UNIT NUMBER 624-3 IN THE JUDSON MANOR CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 1 AND 2 IN BLOCK 4 IN KEENEY AND RINN'S ADDITION TO EVANSTON, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 (EXCEPT THE NORTH 1/4 THEREOF, LYING EAST OF THE RAILROAD) OF SECTION 19, TOWNSHIP 41 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 JUNE 9, 2006 AS DOCUMENT NUMBER 0616032016; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

THE TENANT OF THE UNIT HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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.

SUBJECT ONLY TO THE FOLLOWING: terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of condominium.