

UNOFFICIAL COPY

5936830 Cook

SPECIAL WARRANTY DEED



Doc#: 0634149084 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/07/2006 10:36 AM Pg: 1 of 4

THIS INDENTURE, made this 9th day of November, 2006, between SHERMAN PLAZA PARTNERS, LLC, a Delaware Limited Liability Company duly authorized to transact business in the State of Illinois, ("Grantor"), AND ROGER L. KUBITZ^{sr} and DIANE M. KUBITZ, husband and wife, ~~not as tenants in common nor as joint tenants, but as TENANTS BY THE ENTIRETY~~, ("Grantee") having an address of 26444 W. Ingleside Shore Road, Ingleside, Illinois 60041

WITNESSETH that the Grantor, for and in consideration of the sum of Ten and 00/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee and to Grantee's heirs and assigns, by all the following described land, situated in the County of Cook, and State of Illinois known and described as follows, to wit:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF:

Commonly known as Unit 801, 807 Davis Street, Evanston, Illinois 60201

Permanent Index Number: 11-18-304-032-0000, 11-18-304-033-0000
11-18-304-034-0000, 11-18-304-035-0000
(affects this unit and other property)

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 Ownership for The Residences at Sherman Plaza Condominium Association (the "Declaration"), 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

MAIL TO:
26444 W INGLESIDE SHORE RD
INGLESIDE IL
60041

Send subsequent tax bills to:
ROGER L. KUBITZ
807 Davis Street, Unit 801
Evanston, Illinois 60201

4X

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HEREBY CERTIFY that TIMOTHY J. ANDERSON personally known to me to be the Manager of SHERMAN PLAZA PARTNERS, LLC, a Delaware Limited Liability Company, 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 Manager, he signed and delivered the said instrument pursuant to authority, given by the Managers of said 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 official seal this 9th day of November, 2006.

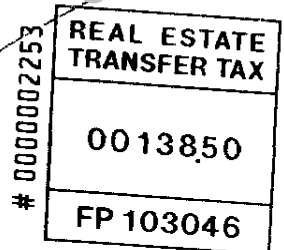
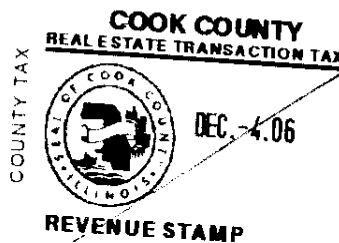
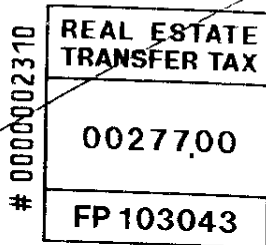
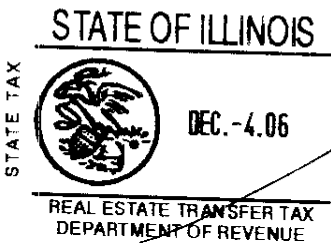
Commission expires:



Kelly Paulson
NOTARY PUBLIC

This document prepared by: Karen Patterson, Karm & Patterson, 800 Waukegan Road, Suite 202, Glenview, Illinois 60025

CITY OF EVANSTON 020202
Real Estate Transfer Tax
City Clerk's Office
PAID NOV 02 2006 AMOUNT \$1385.00
Agent LMW



UNOFFICIAL COPY**TICOR TITLE INSURANCE COMPANY**

ORDER NUMBER: 2000 000593683 CH
 STREET ADDRESS: 807 DAVIS ST. UNIT #801/P601/S6-69
 CITY: EVANSTON COUNTY: COOK COUNTY
 TAX NUMBER: 11-18-304-032-0000

LEGAL DESCRIPTION: '033,
 PARCEL 1: -034 and
 -035.

UNIT NUMBER 801 IN THE RESIDENCES OF SHERMAN PLAZA CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 4 IN SHERMAN PLAZA SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE AMENDED AND RESTATED PLAT THEREOF RECORDED AUGUST 24, 2006 AS DOCUMENT NO. 0623632062;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 25, 2006 AS DOCUMENT NO. 0623718034, AS AMENDED; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

AN EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 2 FOR PARKING IN PARKING SPACE NO. P-601, PURSUANT TO SECTION 3.20 OF THE AFORESAID DECLARATION OF CONDOMINIUM, AND AS DELINEATED ON THE PLAT OF SURVEY OF LOT 3 IN THE AFORESAID AMENDED AND RESTATED PLAT OF SUBDIVISION WHICH IS ATTACHED AS EXHIBIT "F" TO THE AFORESAID DECLARATION OF CONDOMINIUM.

PARCEL 3:

PERPETUAL EASEMENTS FOR THE BENEFIT OF PARCELS 1 AND 2 FOR SUPPORT, INGRESS AND EGRESS, AND OTHER PURPOSES AS DESCRIBED AND DEFINED IN SECTION 4 AND, FOR THE BENEFIT OF LOT 3, AS DESCRIBED AND DEFINED IN SECTION 9, OF THE RECIPROCAL EASEMENT AGREEMENT RECORDED DECEMBER 9, 2004 AS DOCUMENT NO. 0434404085.

PARCEL 4:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE AREA NO. 6-69, A LIMITED COMMON ELEMENT, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM, AFORESAID.