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WARRANTY DEED
ILLINOIS STATUTORY
(CORPORATION TO INDIVIDUAL)

Doc#: 0634841018 Fee: \$28.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds Date: 12/14/2006 09:49 AM Pg: 1 of 3

THE GRANTOR, 5301 WASH

THE GRANTOR, 5301 WASHINGTON CORP., 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 TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND WARRANTS

Bolanle Lawal and Richard Genry, wife and husband, not as tenants in common, not as joint tenants but as tenants by the entirety

Address: 8522 McCormick Road, Skokie, Illinois
the following Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Address of Real Estate:

UNIT(S) 54-G

5301-11 W. WASPINGTON BLVD.

52-54 N. LOCKWOOD AVE. CHICAGO, ILLINOIS 60644

Permanent Real Estate Index Number:

16-09-322-002-0000

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 President and attested by its Secretary this ______ day of _______, 2006__.

5301 WASHINGTON CORP.,

an Illinois corporation

BY:

Its President

ATTEST:

City of Chicago

Dept. of Revenue

482426

Real Estate

Transfer Stamp

\$1,027.50

12/13/2006 09:46 Batch 07230 27

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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 GHEORGHE CIOBANICA, personally known to me to be the President and Secretary of 5301 WASHINGTON CORP., an Illinois 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 severally acknowledged that as such President and Secretary she signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as here free and voluntary act, and as the free and voluntary act and deed of said corporation, for the vsex and purposes therein set forth.

GIVEN under my hand and	d official seal, this 2 day of <u>December</u>
2006 .	
OFFICIAL SEAL ARLETA L BAZILE NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/11/08	MOTARY PUBLIC

Mail To:

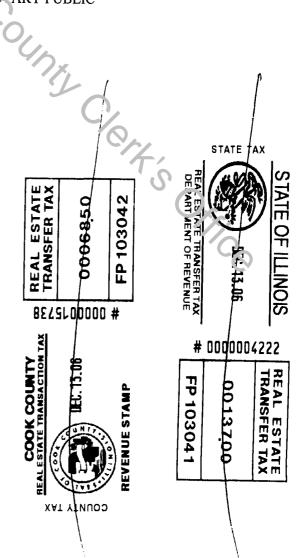
Alex Ogoke 1954 W. Irving Park Chicago, Illinois 60617

Name and Address of Taxpayer:
Bolanle Lawal

5301-11 W. Washington Blvd 52-54 N. Lockwood Ave. Unit <u>54-G</u> Chicago, Illinois 60637

Prepared By:

Steven E. Moltz LAW OFFICES OF STEVEN E. MOLTZ 19 S. LaSalle St., Suite 900 Chicago, Illinois 60603



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LEGAL DESCRIPTION

UNIT(S) <u>54-G</u> and <u>P-11</u> IN THE WASHINGTON-LOCKWOOD CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 1, 2, 3, 4, AND 5 IN H.J. SHELDON'S SUBDIVISION OF THE EAST ½ OF THAT PART OF THE EAST ½ OF THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF WASHINGTON BOULEVARD AND THE NORTH 12 RODS OF THE EAST ½ OF THE SOUTH ½ OF THE EAST ½ OF THE WEST ½ OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY 15 ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0634516572, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

ADDRESS:

5301-11 W WASHINGTON BLVD., 52-54 N. LOCKWOOD AVE.

CHICAGO, ILI NOIS 60644

P.I.N.

16-09-322-002-0000

SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) the Act; (c) the Declaration of Condominium recorded December 11, 2006 as Document number 0634516072 including all amendments and exhibits thereto, the same as though the provisions of said Declaration were recited and stipulated at length herein; (d) applicable coning and building laws and ordinances; (e) covenants, conditions, restrictions, encroachments and easements of record (none of which shall in any way affect the use and occupancy of the Purchased Unit); (f) acts done or suffered by Purchaser or anyone claiming through Purchaser; (g) utility easements, whether recorded or unrecorded; (h) liens and other matters of title over which the Title Insurer (as hereinafter defined) is willing to insure over without cost to Purchaser.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED RUAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET TORTH 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.

THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL