

UNOFFICIAL COPY

SPECIAL WARRANTY DEED (Illinois)



Doc#: 0704555249 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 02/14/2007 11:06 AM Pg: 1 of 3

Mail To:

Hwan Chie
4001 W. Devon Ave Suite 310
Chicago, IL 60646

Name and Address of Taxpayer:

Soon So
Kevin Suh
9350 Skokie Boulevard, Unit 509
Skokie, IL 60077

NAT 19837-06-0705

The Grantors, Siena at Old Orchard, L.L.C., an Illinois limited liability company, of the Village of Hoffman Estates, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, does REMISE, RELEASE, ALIEN AND CONVEY to:

**Soon So and Kevin Suh
5912 W. Monroe St
Morton Grove, IL 60053**

Grantees, not in Tenancy in Common, but in JOINT TENANCY, all right, title and interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Subject only to: (a) General real estate taxes for the current year not then due and for subsequent years, including taxes which may accrue by reason of new or additional improvements during the year of Closing; (b) special taxes or assessments for improvements not yet completed; (c) covenants, restrictions, agreements, conditions and building lines of record and party wall rights; (d) the Act; (e) the Plat; (f) terms, provisions and conditions of the Condominium Documents, including all amendments and exhibits thereto; (g) applicable zoning and building laws and ordinances; (h) easements, if any (i) unrecorded public utility easements, if any; (j) Purchaser's mortgage, if any; (k) plats of dedication and covenants thereon; (l) acts done or suffered by or judgments against Purchaser, or anyone claiming under Purchaser; (m) liens and other matters of title over which the Title Company, as hereinafter defined, willing to insure without cost to Purchaser; and (n) drainage ditches, tiles and laterals, if any.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as above described not in tenancy in common, but in joint tenancy forever.

And the grantor, for itself, and its successors, does covenant, promise and agree, to and with the grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND the said premises against all persons lawfully claiming, or to claim the same, by, through or under it.

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Permanent Real Estate Index Number (s): 10-16-222-029
Address of Real Estate: 9350 Skokie Boulevard, Unit 509
Skokie, IL 60077

DATED this 5th day of January, 2007.

Siena at Old Orchard, L.L.C., an Illinois limited liability company

By: Concord Homes, Inc., a Delaware corporation, d/b/a Lennar,
Its: Managing Member

By: *David Radomski*
David Radomski
Its: Vice President

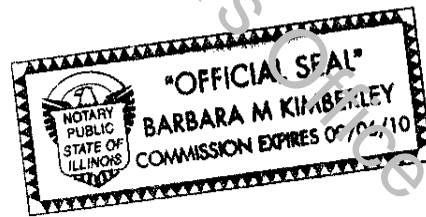
Attest: *Mallory Kraman*
Mallory Kraman
Its: Assistant Secretary

State of Illinois)
) ss
County of Cook)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that David Radomski and Mallory Kraman, personally known to me to be the Vice President and Assistant Secretary, respectively, for Siena at Old Orchard, L.L.C., an Illinois limited liability company, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Vice President and Assistant Secretary they signed and delivered the said instrument, pursuant to the authority given by the Board 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, including the release and waiver of the right of homestead.

Given under my hand official seal this 5th day of January, 2007.

Barbara M Kimberley
Notary Public



This instrument was prepared by Barbara Kimberley authorized agent for Lennar Chicago, Inc., 2300 N. Barrington Road, Suite 600, Hoffman Estates, IL 60169-2082

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PARCEL 1:


UNIT 509 IN SIENA AT OLD ORCHARD CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 2 IN GENTAX SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR SIENA AT OLD ORCHARD CONDOMINIUM, RECORDED JULY 24, 2006 IN COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 0620534084 ("THE DECLARATION"); TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.


PARCEL 2:

THE RIGHT TO THE USE OF GARAGE SPACE 103, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION.

VILLAGE OF SKOKIE, ILLINOIS
Economic Development Tax
Skokie Code Chapter 98
Paid: \$1305
Skokie Office 01/11/07

1204

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX FEB.-2.07	REAL ESTATE TRANSFER TAX
	# 000002347	0021750
		FP 103046

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	STATE OF ILLINOIS FEB.-2.07	REAL ESTATE TRANSFER TAX
	# 000002910	0043500
		FP 103043