

517850

SPECIAL WARRANTY DEED (LLC to Individual)

THIS AGREEMENT, made this 9th

Illinois and Margaret Kelly of 708



Doc#: 0704735173 Fee: \$28.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds
Date: 02/16/2007 10:51 AM Pg: 1 of 3

day of February, 2007 between 828 W. Grace, LLC, a Delaware Limited Liability Company, as GRANTOR, created and existing under and by virtue of the Jaws of the State of Delaware and Guly authorized to transact business in the State of

A

Willow Avenue #3A, incoken, New Jersey, 07030, as GRANTEE(S), for and in consideration of Ten and no/100 Dollars (\$10.00), in hand paid by GRANTEE(S), the receipt whereof is acknowledged, and pursuant to the authority given by Manager of said G.A.NTOR, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto GRANTEE(S), all of the following described real estate situated in the County of Cook in the State of Illinois, to wit:

#### SEE ATTACHED EXHIBIT A

Permanent Real Estate Index Number(s):

14-29-214-014-0000

38

Address(es) of Real Estate:

828 W. Grace St, I welling Unit 807, and Garage Unit P-124

Subject, however, to the general real estate taxes for the year 2006 and thereafter, and all instruments, covenants, conditions, restrictions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Horsestead Exemption Laws of the State of Illinois

IN WITNESS WHEREOF, said GRANTOR has caused its name to be signed by its Manager the day and year first above written.

GRANTOR: 828 W. Grace, LLC

By: MK Manager Corp., an Illinois Corporation,

its Manager

Bv.

F. Martin Paris, Jr., its President

2**M** 

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ALTA COMMITMENT
Schedule B - Exceptions Cont.
File Number: TM235472
Assoc. File No: "

# UNGFFFJGHALTGOPY

## GUARANTY COMPANY HEREIN CALLED THE COMPANY

### **COMMITMENT - LEGAL DESCRIPTION**

Parcel 1: Unit 807 and P38 together with its undivided percentage interest in the common elements in Parkview East Condominium, as delineated and defined in the Declaration recorded as document number 0702615067, in the Northeast Quarter of Section 20, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Storage Space, S62, a Limited Common Element as delineated on a survey to Property of County Clerk's Office condominium recorded as document number 0702615067.

STEWART TITLE GUARANTY
COMPANY

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## **UNOFFICIAL COPY**

STATE OF ILLINOIS) )SS

COUNTY OF COOK )

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HERBY CERTIFY that F. Martin Paris personally known to me to be the President of MK Manager Corp, an Illinois Corporation, the Manager of 828 W. Grace, LLC a Delaware limited liability company, 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 President, he signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation as his free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

hand and official seal, this

day of

Commission e

2008

ELIZABETH C. PARIS **NOTARY PUBLIC, STATE OF ILLINOIS** 

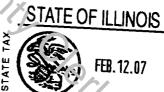
SEND SUBSEQUENT TAX BILLS TO:

MY COMMISSION EXPIRES 8-21-2008

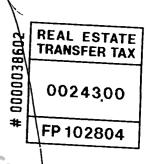
Margaret Kelly

THIS INSTRUMENT PREPARED BY:

Robert E. Molloy 1525 W. Homer, Suite 401 Chicago, Illinois 60622 (773)278-4237



REAL ESTATE THANS HER TAX DEPARTMENT OF REVENUE







FEB. 12.07

REVENUE STAMP



CITY OF CHICAGO



FEB. 12.07

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX 0182250 FP 102807