

# UNOFFICIAL COPY

## WARRANTY DEED STATUTORY (ILLINOIS) (LIMITED LIABILITY COMPANY TO INDIVIDUAL)

THE GRANTOR, 915 Broadway, LLC, an Illinois Limited Liability Company, of the City of Chicago, State of Illinois for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO: ROBERT BROWN and AILEEN BROWN, husband and wife, as tenants by the entirety, of 1033 Hamlin, Park Ridge, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number: 09-34-400-113-0000  
Address of Real Estate: 915 Broadway, Park Ridge, Illinois 60068



Doc#: 0705733049 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/26/2007 08:36 AM Pg: 1 of 3

(above space for recorder only)

SUBJECT ONLY TO: general real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

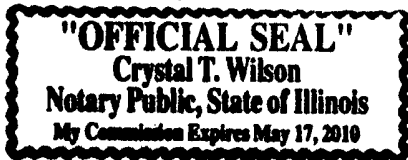
In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Manager this 10<sup>th</sup> day of January, 2007.

915 BROADWAY, LLC  
an Illinois Limited Liability Company  
BY Axis Development Group, LLC. its Manager  
BY: Paul Leongas  
Paul Leongas its Manager

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 Paul Leongas, Manager of Axis Development Group, LLC., who is the Manager of 915 Broadway, LLC, Seller, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purpose therein set forth.

Given under my hand and official seal, this 10<sup>th</sup> day of January, 2007.



Crystal T. Wilson  
Notary Public

This Instrument was prepared by Brown, Udell & Pomerantz, 1332 N. Halsted Street Suite 100, Chicago, IL.  
Mail to: Levit & Lipshutz  
ATTORNEY AT LAW  
867 W. Buckingham  
Chicago, Il. 60657  
Send Subsequent tax bills to:  
Robert & Aileen Brown  
1033 Hamlin  
Park Ridge, Il. 60068



CITY OF PARK RIDGE  
REAL ESTATE  
TRANSFER STAMP  
NO. 26773

575093878 MCMUN NA

BOX 334 CTI/a


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# UNOFFICIAL COPY

Property of Cook County Clerk's Office

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX

COUNTY TAX



FEB. 23. 07


REVENUE STAMP

# 0000036372

REAL ESTATE TRANSFER TAX
01050.00
FP 103034

STATE OF ILLINOIS

STATE TAX

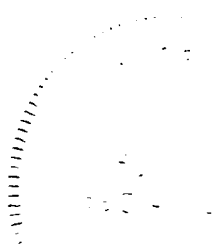


FEB. 23. 07

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000036264

REAL ESTATE TRANSFER TAX
02100.00
FP 103032



**UNOFFICIAL COPY**

**STREET ADDRESS:** 915 SOUTH BROADWAY AVENUE  
**CITY:** PARK RIDGE **COUNTY:** COOK  
**TAX NUMBER:** 09-34-400-099-0000

**LEGAL DESCRIPTION:**

PARCEL 1: LOT 1 IN BROADWAY WOODS II RESUBDIVISION, BEING A RESUBDIVISION OF LOTS 1 AND 2 IN BROADWAY WOODS RESUBDIVISION, BEING A RESUBDIVISION OF PART OF LOT 13 IN COUNTY CLERK'S DIVISION ON THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF <PCL 1 AS CREATED BY GRANT DATED JANUARY 22, 1952 AND RECORDED MAY 6, 1952 AS DOCUMENT 15335493 FOR INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED LAND:

(STRIP A) THE NORTH 10 FEET (EXCEPT WEST 167.14 FEET THEREOF) OF THAT PART OF LOT 13 COUNTY CLERKS DIVISION, LYING SOUTH OF THE CENTER LINE OF ALBION AVENUE EXTENDED WEST (AS SAID AVENUE IS SHOWN ON PLAT OF FOREST ADDITION TO THE HULBERT DEVONSHIRE TERRACE, PER DOCUMENT 9192923) AND WEST OF A LINE PARALLEL WITH AND 1491.99 FEET WEST OF EAST LINE OF SOUTH EAST 1/4 OF SECTION 34, ALSO (STRIP B) THE WEST 7 FEET OF THAT PART OF LOT 13 IN COUNTY CLERKS DIVISION, LYING SOUTH OF THE CENTER LINE OF ALBION AVENUE EXTENDED WEST (AS PER AFORESAID SUBDIVISION) AND WEST OF A LINE PARALLEL WITH AND 1491.99 FEET WEST OF THE EAST LINE OF THE SOUTH EAST 1/4 OF SAID SECTION 34 (EXCEPT THE WEST 167.14 FEET THEREOF) AND (EXCEPT THAT PART FALLING IN PARCELS 1 AND 2 AND STRIP A) ALSO (STRIP C) THE EAST 13 FEET OF THE WEST 167.14 FEET OF THAT PART OF LOT 13 IN COUNTY CLERK'S DIVISION, LYING SOUTH OF THE CENTER LINE OF ALBION AVENUE EXTENDED WEST (AS PER AFORESAID SUBDIVISION) (EXCEPT THAT PART LYING SOUTH OF THE SOUTH LINE OF THE NORTH 220 FEET) IN COOK COUNTY, ILLINOIS.