

UNOFFICIAL COPY



Doc#: 0709355018 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/03/2007 09:09 AM Pg: 1 of 3

NAT

15857-0700187
SPECIAL WARRANTY DEED
(Illinois)

Mail To:

Jay H Kim
Attorney At Law
430 Milwaukee Ave. #101
Lincolnshire, IL 60069

Name and Address of Taxpayer:

Je Wha Kim
Keum Soon Kim
9350 Skokie Boulevard, Unit 610
Skokie, IL 60077

The Grantor, 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:

Je Wha Kim and Keum Soon Kim
9350 Le Claire Ave
Skokie, IL 60077

Grantees, husband and wife, not as joint tenants or tenants in common, but as TENANTS BY THE ENTIRETY, 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

TO HAVE AND TO HOLD said premises as above described not in joint tenancy or tenancy in common, but in tenancy by the entirety forever.

Subject only to: (i) covenants, conditions, agreements, restrictions, plats and easements of record; (ii) matters appearing on the plat or otherwise common to the community; (iii) roads and highways, if any; (iv) general real estate taxes and special assessments which are not yet due; (v) building set back lines and applicable zoning and building laws and ordinances; (vi) liens, encumbrances or other exceptions over which the Title Company is willing to insure without cost to Purchaser; (vii) acts committed by the Purchaser or judgments against purchaser or anyone claiming under Purchaser; (viii) unrecorded public utility easements, if any; (ix) Purchaser's mortgage, if any; (x) the Declaration of Condominium Ownership for Siena at Old Orchard Condominium, including all Exhibits thereto, as amended from time to time; and (xii) the Illinois Condominium Property Act.

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.

3

UNOFFICIAL COPY

Permanent Real Estate Index Number (s): 10-16-222-029
Address of Real Estate: 9350 Skokie Boulevard, Unit 610
Skokie, IL 60077

DATED this 13th day of March, 2007.

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

By: Lennar Chicago, Inc., an Illinois corporation,
Its Managing Member

By: *David Radomski*
David Radomski, a Vice President

Attest: *Mallory Kraman*
Mallory Kraman, an 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 a Vice President and an Assistant Secretary, respectively, for Lennar Chicago, an Illinois corporation, which is the Managing Member of 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.

Given under my hand official seal this 13th day of March, 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

UNOFFICIAL COPY

PARCEL 1:

UNIT 610 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 154, 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: \$1005
Skokie Office 03/14/07

KDA

