

STEWART TITLE OF ILLINOIS
2 N. LaSalle Street
Suite 625
Chicago, IL 60602
312-849-4243

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0710035037 Fee: \$54.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/10/2007 08:53 AM Pg: 1 of 4

520721 1/2

The above space for recorder's use only

THE GRANTOR, Clybourn Investment Group, LLC, an Illinois limited liability company, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, **CONVEY** and **WARRANT** to: Drew DeSantis, an individual, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit A attached hereto;

Grantor also hereby grants to Grantees, its successors and assigns, as rights and easements appurtenant to the aforementioned real estate, the rights and easements for the benefit of said unit set forth 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 land described therein.

This deed is subject to all rights, easements, covenants, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

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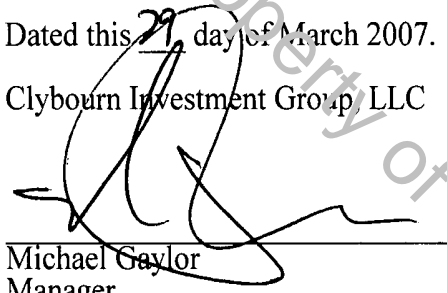
SUBJECT TO: Covenants, conditions, restrictions, encroachments, and easements of record; Utility easements, if any; Real estate taxes and/or assessments not due and payable at the time of closing; the Condominium Declaration; the Illinois Condominium Act; Applicable zoning/building codes/ordinances.

PERMANENT INDEX NO.: Undivided - 17-04-122-086-0000 and 17-04-122-089-0000

ADDRESS OF PROPERTY: 1279 N. Clybourn, Unit 4, Chicago, Illinois 60610

Dated this 21 day of March 2007.

Clybourn Investment Group, LLC



Michael Gaylor
Manager

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STEWART TITLE

GUARANTY COMPANY
HEREIN CALLED THE COMPANY

COMMITMENT - LEGAL DESCRIPTION

COMMITMENT
Schedule B - Exceptions Cont.
File Number: TM237292
Assoc. File No: "

Parcel 1: Unit 4 together with its undivided percentage interest in the common elements in 1279 N. Clybourn Condominium, as delineated and defined in the Declaration recorded as document number 0626139041, in the West 1/2 of the Northwest 1/4 and the Southeast 1/4 of the Northwest 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Parking Space, PS-1, Limited Common Elements as delineated on a survey to condominium recorded as document number 0626139041.

Parcel 3. Easements for Ingress and Egress as set forth and contained in Declaration of Easements recorded as document number 0510518086 and amended by document number 0518939069.

17-04-122-086

Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
)
 COUNTY OF COOK) SS.

I, the undersigned a Notary Public in and for said county, in the state aforesaid, do hereby certify that Michael Gaylor is personally known to me to be the same person who signed the foregoing Warranty Deed and 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 purposes therein set forth.

Given under my hand and seal this 29 day of March 2007.






 NOTARY PUBLIC

"OFFICIAL SEAL"
ROBBIE REARDON
 Notary Public, State of Illinois
 My Commission Expires 6/13/2007

This instrument prepared by:
 Eric Feldman & Associates, P.C.
 1455 N. Paulina Street
 Chicago, IL 60622

Mail to:
Donald R. Cowie
36 S. Wabash Suite 1300
Chicago, IL 60603

Tax bill to:
Drew DeSantis
1279 N. Clybourn St. Unit #4
Chicago, 60610

STATE OF ILLINOIS  APR. -5.07 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000039466 REAL ESTATE TRANSFER TAX 0045900 FP 102804	CITY OF CHICAGO  APR. -5.07 REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	# 0000022095 REAL ESTATE TRANSFER TAX 0344250 FP 102807
		COOK COUNTY REAL ESTATE TRANSACTION TAX  APR. -5.07 COUNTY TAX REVENUE STAMP	# 0000039297 REAL ESTATE TRANSFER TAX 0022950 FP 102810