



Doc#: 0711542005 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/25/2007 08:10 AM Pg: 1 of 3



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY

1 OF 1

THE GRANTOR(S), Chicago Urban Builders and Planners, LLC, an Illinois Limited Liability Company of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Gilda L. Silva and Alberto A. Silva, Husband and Wife, not as tenants in common, but as JOINT TENANTS (GRANTEE'S ADDRESS) 5730 R.F.D. Butler Lane, Long Grove, Illinois 60047 of the County of Lake, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

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SUBJECT TO: (a) general real estate taxes not due and payable at the time of closing; (b) the Illinois Condominium Property Act and the Code; (c) the Declaration of Condominium Ownership and Bylaws, Easements, Restrictions and Covenants for the 3608 South Damen Condominium, including all amendments and exhibits thereto; (d) applicable zoning and building laws and ordinances; (e) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (f) utility easements, if any, whether recorded or unrecorded; (g) covenants, conditions, agreements, restrictions and easements of record, if any; (h) leases or licenses affecting the Common Elements or Purchaser; (i) special taxes or assessments for improvements not yet completed; and (j) liens and other matters of title over which the Title insurer, as hereinafter defined, is willing to insure without cost to Purchaser. Grantor also hereby grants to the Grantee, its successors and assigns, as right and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in The Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein. This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein."

SA 225406

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-31-316-028-0000
Address(es) of Real Estate: 3608 South Damen, Unit 3, Chicago, Illinois 60609

Dated this 17 day of April 2007

CHICAGO URBAN BUILDERS & PLANNERS, LLC

Kevin Gonzalez, Manager

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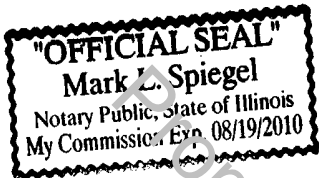
Box 334

UNOFFICIAL COPY

OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kevin Gonzalez, Manager of Chicago Urban Builders and Planners, LLC personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 17 day of April, 2007

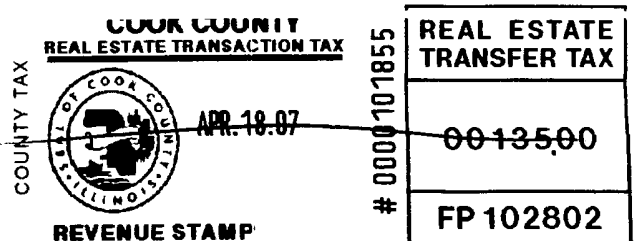
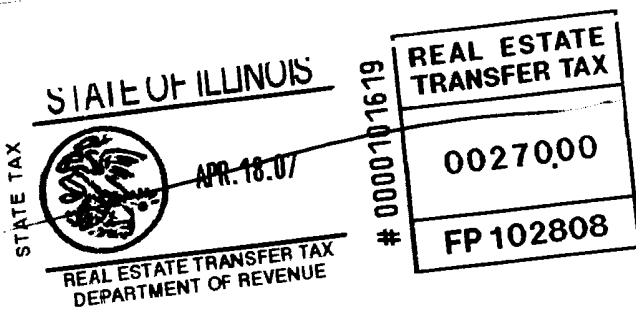
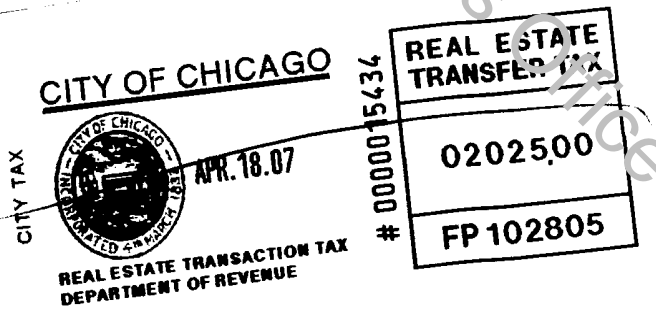


Mark Spiegel (Notary Public)

Prepared By: Mark L. Spiegel
25 East Washington Street, Suite 1501
Chicago, Illinois 60602-1849

Mail To:
Carol Cadiz
Attorneys at Law, PC
1305 Remington Road, Suite O
Schaumburg, IL 60173

Name & Address of Taxpayer:
Gilda L. Silva and Alberto A. Silva
3608 South Damen, Unit 3
Chicago, Illinois 60609



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STREET ADDRESS: 3608 SOUTH DAMEN AVENUE UNIT 3

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 17-31-316-028-0000

LEGAL DESCRIPTION:

PARCEL 1: UNIT 3 IN THE 3608 SOUTH DAMEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 IN BLOCK 2 IN LARNED'S SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0710722035, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0710722035.

Property of Cook County Clerk's Office