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Doc#: 0712826034 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/08/2007 09:51 AM Pg: 1 of 3

**SPECIAL WARRANTY DEED  
(LLC to Individual)**

ABOVE SPACE FOR RECORDER'S USE ONLY

THIS AGREEMENT, made this 30th day of April, 2007 between 828 W. Grace, LLC, a Delaware Limited Liability Company, as GRANTOR, created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois and Elizabeth A. Buckham

3746 N. Magnolia #2, Chicago, Illinois, 60613, 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 GRANTOR, 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): 14-20-214-014-0000

Address(es) of Real Estate: 828 W. Grace St, Dwelling Unit 1204, and Garage Units P-44  
And Storage Space S-7

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 Homestead 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

By: F. Martin Paris, Jr.  
F. Martin Paris, Jr., its President

3/1

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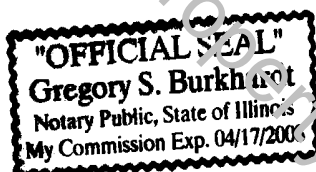
STATE OF ILLINOIS )

) 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.

GIVEN under my hand and official seal, this 30th day of April, 2007.



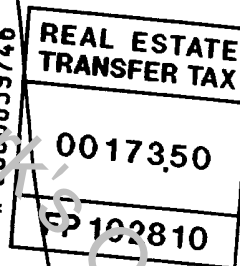
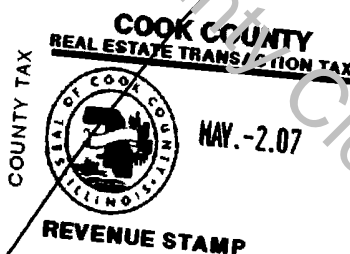
*[Signature]*  
Notary Public

MAIL RECORDED DEED TO:  
Betsy Buckham  
828 W Grace #1204  
Chicago, IL 60613

SEND SUBSEQUENT TAX BILLS TO:  
Elizabeth A. Buckham  
828 W Grace #1204  
Chicago, IL 60613

**THIS INSTRUMENT PREPARED BY:**

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



CITY OF CHICAGO

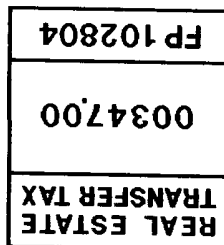
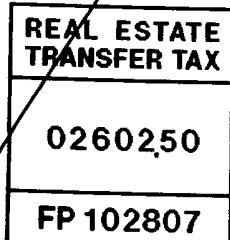
CITY TAX



MAY.-3.07

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 8000022405



STATE OF ILLINOIS

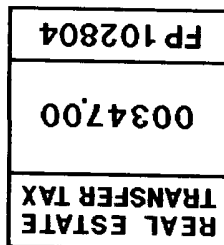
STATE TAX



MAY.-2.07

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000039967



File Number: TM237732

**UNOFFICIAL COPY****LEGAL DESCRIPTION**

Parcel 1: Unit 1204 and P-44 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, S7, a Limited Common Element as delineated on a survey to condominium recorded as document number 0702615067.

**Commonly known as:** 828 West Grace  
Condo 1204  
Chicago IL

Property of Cook County Clerk's Office