



Doc#: 0713109000 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/11/2007 12:16 PM Pg: 1 of 5

(Above Space For Recorder's Use Only)

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED ("Deed") is given as of the 1st day of April, 2007, by **WEST PARK PLACE RESIDENTS ASSOCIATION FOR PRESERVATION**, an Illinois not-for-profit corporation ("Grantor"), to **Linda Williams** ("Grantee"), of 1935 North Larrabee, Chicago, Illinois.

WITNESSETH, that Grantor for and in consideration of sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration paid by Grantee (the receipt of which Grantor acknowledges), Grantor does REMISE, RELEASE, ALIEN AND CONVEY to Grantee the real estate described in Exhibit A attached hereto.

Subject to the permitted exceptions as set forth on Exhibit B attached hereto.

Grantor has executed this Deed as of the date first written above.

EXEMPT UNDER 35 ILCS 200/31-45 PARAGRAPH B;
AND COOK COUNTY ORDINANCE, PARAGRAPH B.

DATE 5/14/07 Kurt Sw
SIGNATURE OF AUTHORIZED PARTY

GRANTOR:

WEST PARK PLACE RESIDENTS
ASSOCIATION FOR PRESERVATION,
an Illinois not-for-profit corporation

By: _____
Name:
Title:

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
506648 \$105.00



05/08/2007 15:35 Batch 07221 113

This instrument was prepared by: Bennett P. Applegate, Applegate & Thorne-Thomsen, P.C.
322 South Green Street, Suite 400, Chicago, Illinois 60607

Mail recorded Deed to: Linda Williams, 1935 N. Larrabee, Chicago, 60614

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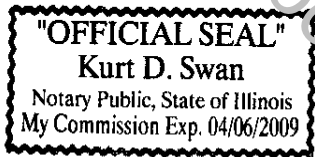
Send subsequent tax bills: West Park Place Residents Association for Preservation
c/o Acorn Property Management Ltd.
1819 W. Grand Ave. Ste. 200, Chicago, Illinois 60622

STATE OF ILLINOIS)
)
COUNTY OF COOK)

The undersigned, a Notary Public in and for Cook County, Illinois, DOES HEREBY CERTIFY that Ray Turner, as President of WEST PARK PLACE RESIDENTS ASSOCIATION FOR PRESERVATION, an Illinois not-for-profit corporation, who is personally known to me to be the same person whose name is signed to the attached Special Warranty Deed, appeared before me this day in person and acknowledged that as such President she signed and delivered the Deed as her free and voluntary act, and as the free and voluntary act and deed of the company for the uses and purposes described in the Special Warranty Deed.

GIVEN under my hand and official seal this 1 day of APRIL, 2007

Kurt D. Swan
Notary Public



My Commission expires 4/6/09

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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EXHIBIT A

Legal Description

UNIT 1935 IN WEST PARK PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE NORTH HALF AND THE NORTH HALF OF THE SOUTHEAST QUARTER AND THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, ON MAY 13, 1999 AS DOCUMENT NO. 99466009, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Numbers: 14-33-304-062-1067

Address of Real Estate: 1935 North Larrabee, Chicago, Illinois 60614

Property of Cook County Clerk's Office

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EXHIBIT B

Permitted Exceptions

- (1) current non-delinquent real estate taxes and taxes for subsequent years;
- (2) special taxes or assessments for improvements not yet completed and other assessments or installments which are not due and payable at the time of closing;
- (3) public, private and utility easements;
- (4) covenants, conditions and restrictions of record;
- (5) applicable zoning and building laws, ordinances and restrictions, as amended from time to time;
- (6) Declaration of Easements, Restrictions and Covenants for West Park Place Condominium;
- (7) party walls;
- (8) alleys, roads and highways (if any);
- (9) title exceptions pertaining to liens or encumbrances of a definite or ascertainable amount which may be removed by the payment of money at the time of closing and which Grantee shall remove at that time by using the loan proceeds to be paid upon delivery of this Deed;
- (10) Use Agreement dated May 10, 1995 by and between Secretary of Housing and Urban Development and West Park Place Residents Association for Preservation;
- (11) Grant Agreement dated May 10, 1995 by and between Secretary of Housing and Urban Development and West Park Place Residents Association for Preservation;
- (12) acts done or suffered by Grantee;
- (13) Grantee's mortgage.

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire an hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: March 1, 2007

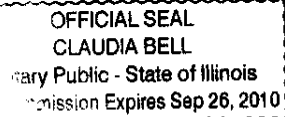
Signature: _____

[Handwritten Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent
THIS 1 DAY OF March
2007.

NOTARY PUBLIC

[Handwritten Signature: Claudia Bell]



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date: March 1, 2007

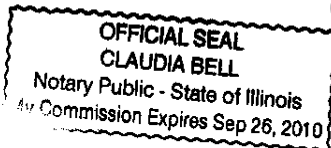
Signature: _____

[Handwritten Signature]
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent
THIS 1 DAY OF March
2007.

NOTARY PUBLIC

[Handwritten Signature: Claudia Bell]



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]