

2073591
MERCURY TITLE COMPANY, L.L.C.
1072 KSV

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Doc#: 0716341043 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/12/2007 10:49 AM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
Limited liability company to Individual(s)

MAIL TO:
Larry Siegel
Attorney at Law
750 Lake Cook Road, Suite 350
Buffalo Grove, Illinois 60089

NAME/ADDRESS OF TAXPAYER:
Sherrri Bedster
Unit 3-SE
6 N. May Street
Chicago, Illinois 60607

RECORDER'S STAMP

The Grantor, 6 N. MAY L.L.C., a limited liability company organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for the consideration of Ten and No/100ths Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Managers of said company, CONVEYS and WARRANTS unto

SHERRI BEDSTER

of Chicago, Illinois, the following described property situated in the County of Cook in the State of Illinois, to wit:

See Legal Description attached hereto and made a part hereof.

Permanent Index Number: 17-08-443-030-0000 and 17-08-443-031-0000 (individed)

Commonly Known As: Unit 3-SE, 6 N. May Street, Chicago, IL 60607

Subject to: See Legal Description attached hereto and made a part hereof.

In Witness Whereof, the said Grantor has caused its name to be signed to these presents by its Manager this 8th day of June, 2007.

6 N. MAY L.L.C.,
an Illinois limited liability company

By: x Michael J. Williamson
Michael J. Williamson, Its Manager

M.G.R. TITLE

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Legal Description

Parcel 1:

Unit 3-SE in the 6 NORTH MAY CONDOMINIUMS as delineated on a survey of the following described property :

Lots 25, 26 and 27 in Resubdivision of Block 47 in Carpenter's Addition to Chicago in Section 8, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

which survey is attached to the Declaration of Condominium recorded as Document 0711015041, together with an undivided percentage interest in the Common Elements.

Parcel 2:

The exclusive right to use **Parking Space G-1**, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as Document 0711015041.

Common Address: **Unit, 3-SE, 6 North May Street, Chicago, Illinois 60608**

Permanent Index Numbers: 17-08-443-030-0000 and 17-08-443-031-0000 (undivided)

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS 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, 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.

THERE IS NO RIGHT OF FIRST REFUSAL FOR THIS UNIT AS THIS IS A NEW CONSTRUCTION CONDOMINIUM AND THERE WAS NO TENANT.

SUBJECT TO:

- (1) general real estate taxes not due and payable at the time of closing;
- (2) the Act and Code;
- (3) the Condominium Documents, including all amendments and exhibits thereto;
- (4) applicable zoning and building laws and ordinances;
- (5) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser;
- (6) utility easements, if any, whether recorded or unrecorded;
- (7) covenants, conditions, restrictions, encroachments and easements of record, including the Declaration of Condominium Ownership and By-Laws, Easements, Restrictions and Covenants recorded in the Office of the Cook County Recorder of Deeds.