

UNOFFICIAL COPY

STL 533903 1 of 3

WARRANTY DEED



Doc#: 0722626088 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/14/2007 11:32 AM Pg: 1 of 3

The above space for recorder's use only

THE GRANTOR, Grand 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: Eugueni Prokopov and Svitlana Kharlamova, married to each other, as Tenants by the Entirety, 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.

STEWART TITLE OF ILLINOIS
2 N. LaSalle Street
Suite 625
Chicago, IL 60602
312-849-4249

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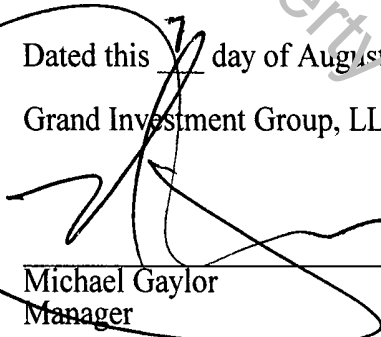
SUBJECT TO: Covenants, conditions, restrictions, encroachments, and easements of record; utility easements, if any; Real estate taxes and/or assessments not due and payable at the time of closing; the Condominium Declaration; the Illinois Condominium Act; Applicable zoning/building codes/ordinances.

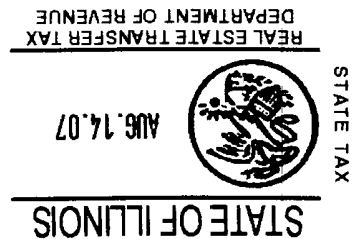
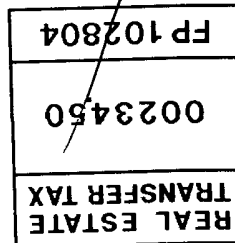
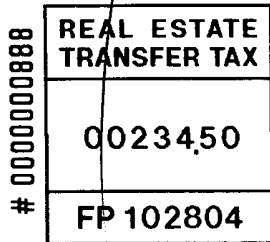
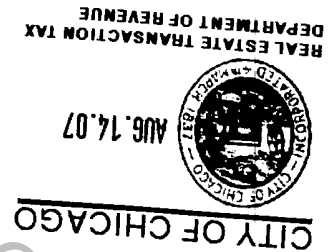
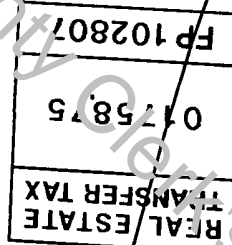
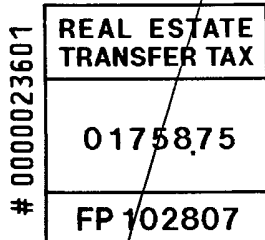
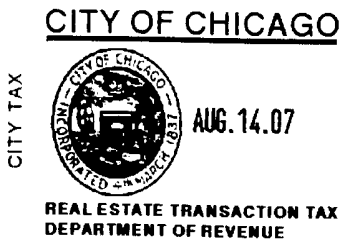
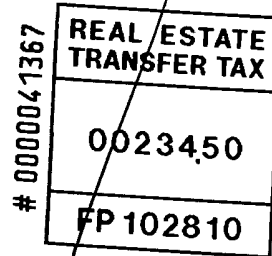
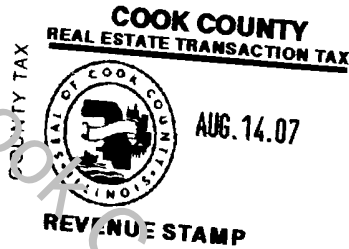
PERMANENT INDEX NO.: Undivided - 17-08-123-040-0000

ADDRESS OF PROPERTY: 1400 West Grand Avenue, Unit 4, Chicago, Illinois 60622

Dated this 17 day of August 2007.

Grand Investment Group, LLC


Michael Gaylor
Manager

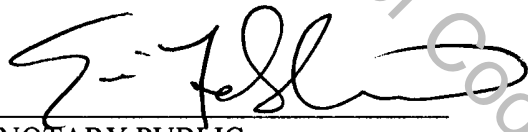


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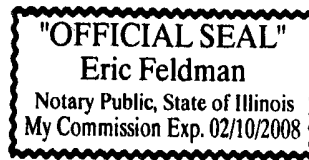
STATE OF ILLINOIS)
)
COUNTY OF COOK) SS.

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 7 day of August 2007.



NOTARY PUBLIC



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

Mail to:

Tax bill to:

Eugene Prokopov
1400 W. Grand St
Chicago, IL 60622