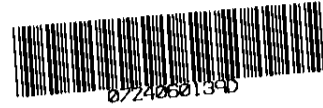


UNOFFICIAL COPY

WARRANTY DEED -STATUTORY (ILLINOIS) LIMITED LIABILITY COMPANY TO INDIVIDUAL

1) grant # 07-0156

The GRANTOR, **1300 NORTH WOOD, LLC., an Illinois Limited Liability Company**, created 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 and in consideration of the sum of TEN (\$10.00) DOLLARS and other good and valuable consideration, in hand paid and pursuant of the authority of the managing Members of said Company, CONVEYS AND WARRANTS TO: **Brian Levin, a single man**, at the following address: 1302 N. Wood St., Unit 1302-2, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:



Doc#: 0724060139 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/28/2007 03:52 PM Pg: 1 of 3

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 17-06-217-010-0000


Common Address: 1302 N. Wood, Unit 1302-2 Chicago, Illinois 60622

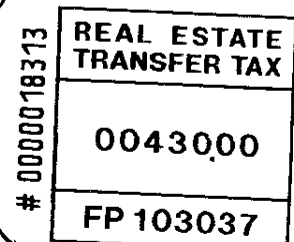
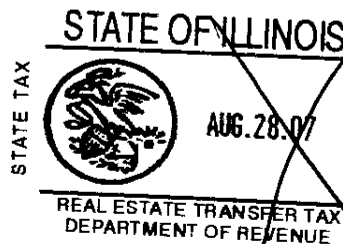
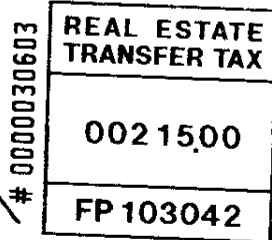
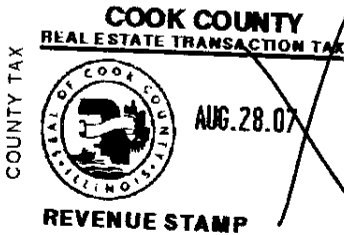
In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Manager this 19th day of July, 2007.

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
527380 \$3,225.00
08/28/2007 15:07 Batch 10238 62



1300 NORTH WOOD, LLC.

By:  Joseph Zivkovic, Manager of



③ K9

UNOFFICIAL COPY

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

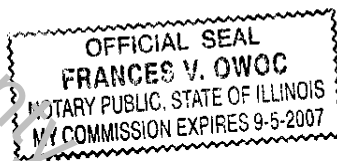
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Jospeh Zivkovic, Manager of 1300 North Wood, LLC**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as **Manager of 1300 North Wood, LLC**, that he signed sealed and delivered the said instrument pursuant to authority given by the managing Members as their free and voluntary act, for the uses and purpose therein set forth.

Given under my hand and official seal, this 14th day of August, 2007.

Frances V. Owoic
Notary Public

This Instrument was prepared by:

Law Offices of Aaron Spivack
811 West Superior Street
Chicago, Illinois 60622



MAIL TO:
Robert G. Higgins
Attorney At Law
55 East Monroe St.
Suite 3300
Chicago, IL 60603

NAME & ADDRESS OF TAXPAYER:
Brian Levin
1302 N. Wood St., Unit 1302-2
Chicago, Illinois 60622

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LEGAL DESCRIPTION

PARCEL 1:

UNIT 1302-2 IN 1300-1302 NORTH WOOD CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF LOTS 29, 30, 31, 32 AND 33 IN BLOCK 1 IN PICKETT'S ADDITION TO CHICAGO, A SUBDIVISION OF LOTS 3 AND 8 IN ASSESSOR'S DIVISION OF THE PART OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 33;
 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 47.13 FEET;
 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 25.00 FEET;
 THENCE NORTH 48 DEGREES 14 MINUTES 27 SECONDS WEST, A DISTANCE OF 45.37 FEET;
 THENCE NORTH 41 DEGREES 50 MINUTES 36 SECONDS EAST, A DISTANCE OF 4.73 FEET;
 THENCE NORTH 48 DEGREES 14 MINUTES 27 SECONDS WEST, A DISTANCE OF 35.00 FEET;
 THENCE NORTH 41 DEGREES 50 MINUTES 36 SECONDS EAST, A DISTANCE OF 45.27 FEET;
 THENCE SOUTH 48 DEGREES 14 MINUTES 27 SECONDS EAST, A DISTANCE OF 132.10 FEET;
 THENCE SOUTH 41 DEGREES 45 MINUTES 33 SECONDS WEST, A DISTANCE OF 37.26 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED AUGUST 3, 2007 AS DOCUMENT #0721516067, AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P- 7 A LIMITED COMMON ELEMENT, AS SET FORTH IN THE CONDOMINIUM DECLARATION RECORDED AUGUST 3, 2007 AS DOCUMENT # 0721516067, AS MAY BE AMENDED FROM TIME TO TIME.

THE 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, 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.

PIN: 17-06-217-010-0000 (UNDERLYING - AFFECTS THE LAND AND OTHER PROPERTY)

COMMONLY KNOWN AS: 1302 N. WOOD ST., UNIT 1302-2, CHICAGO, IL 60622