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WARRANTY DEED Corporation to Individuals MARQUIS TITLE

This agreement, made this 1st day of August, 2007, between E & D DEVELOPMENT, LLC

o724005 405

Doc#: 0724005140 Fee: \$30.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 08/28/2007 03:12 PM Pg: 1 of 4

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, party of the first part, and

Q. HECTOR GARCIA

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said LLC, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit:

O

LEGAL DESCRIPTION ATTACHED HERE TO AND MADE A PART HEREOF

PIN: 13-29-108-029-1007

COMMONLY KNOWN AS: 3057 N. NARRAGANSETT #7-2W, CHICAGO, IL 60634

SUBJECT TO: Covenants, conditions and restrictions of record, prolic and utility easements; Existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2006 and subsequent years.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in Anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, he heirs and assigns forever.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attest by its

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affixed, and has caused its name to be signed to these presents by its President, and attest by its Secretary, the day and year first above written.	
Attest:(SEAL EWA BOSOWSKI, Member	·)
Attes DARIUSZ WOZNIAK, Member (SEAL))
State of Illinois,	
County of Cook 25.	
I the undersigned Not as Public in and for said	County in the State aforesaid DO HERERY
I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that EWA BOSCWSKI and DARIUSZ WOZNIAK personally known to me to be	
the members of said Limited Liability Company, and personally known to me to be the same	
persons whose names are subscribed to the foregoing instrument, appeared before me this day	
in person, and severally acknowledged that as such President and Secretary, they signed, sealed	
and delivered the said instrument and consed the corporate seal of said corporation to be affixed	
thereto, pursuant to authority, given by the Board of Directors of said corporation as their free	
and voluntary act, and deed of said corporation, for the uses and purposes therein set forth.	
· · · · · · · · · · · · · · · · · · ·	(A)
Given under my hand and official seal, this	
5 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
Commission expires OFFICIAL SEAL, 20 3 (Sulling Seal)	
CHRISTOPHER S KOZIOL NOTARY PUBLIC	
NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:09/08/09	6.0
EXPIRES:09/08/09	<u> </u>
This instrument prepared by Christopher S. Koziol, 5710 N. Northwest Hvy, Chicago, IL 60646	
MAIL TO:	SEND SUBSEQUENT TAY CILLS TO:
BEATRIZ BETANCOURT	HECTOR R. GARCIG
BEATRIZ BETANCOURT ESQUIRE 2651 N. MICWAUKEL	3057 N. NARRAGANSETT VINT 7-2 W
CHICA (2) 16 647	CHICAGO, 16 60634
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Recorder's Office Box No. _____

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PARCEL 1:

UNIT 7-2W IN THE 3057 NORTH NARRAGANSETT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 19 AND THE NORTH 14.26 FEET OF LOT 20 IN HIELD'S BELMONT HEIGHTS SUBDIVISION, BEING A SUBDIVISION OF THE NORTH ½ OF THE SOUTH WEST ¼ OF THE NORTHWEST ¼ OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOKC OUNTY, ILLINOIS, WHICH SURVEY AS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0526927045, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

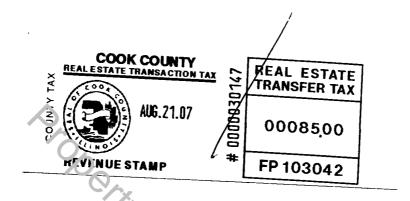
THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE 1 AS LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 0526927045

THE TENANT OF UNIT 7-21/1 HAS WAIVED THE OPTION TO PURCHASE THE SUBJECT UNIT.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, IT'S 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 ASIGNS, 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

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City of Chicago Dept. of Revenue 526812

08/23/2007 11:18 Batch 07289 32

C/O/A/S O/A/CO ransfer Stamp

\$1,275.00