

# UNOFFICIAL COPY



Doc#: 0730541041 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/01/2007 11:35 AM Pg: 1 of 3

(5)

2075842/Intchmwl/10/2

THIS INSTRUMENT  
PREPARED BY:

LLOYD E. GUSSIS  
ATTORNEY AT LAW  
2536 NORTH LINCOLN  
CHICAGO, IL 60614

## WARRANTY DEED

M.G.R. TITLE

THE GRANTOR, 4310-16 N. KEYSTONE, LLC, a limited liability company created and existing under and by virtue of the laws of the State of Illinois, for and in consideration of Ten (\$10.00) Dollars, in hand paid, and pursuant to authority given, CONVEYS AND WARRANTS unto Carrie Groulx the real estate commonly known as 4310-16 North Keystone, Unit # 4316-A1, Chicago, Illinois, situated in the County of Cook, in the State of Illinois, being hereinafter legally described, TO HAVE AND TO HOLD said premises forever.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed this 30 day of October, 2007.

ADDRESS: 4310-16 North Keystone, Unit # 4316-A1, Chicago, Illinois

PTIN: 13-15-404-023-0000 and 13-15-404-024-0000

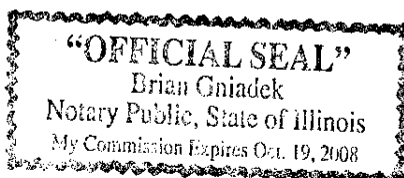
4310-16 N. KEYSTONE, LLC

By: [Signature]  
Its Manager

STATE OF ILLINOIS     )  
  ) SS  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that Robert S. Levinson, personally known to me to be the manager of 4310-16 N. Keystone, LLC, a limited liability company, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as the free and voluntary act of said company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 30 day of October, 2007.



[Signature]  
Notary Public

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My commission expires 10.19.08.

MAIL TO:


Carmie C. Grady  
4310 W. Northshore Ave #111  
Chicago, IL 60641

SEND TAX BILL TO:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Property of Cook County Clerk's Office

STATE OF ILLINOIS

STATE TAX  OCT. 31. 07

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000002690

REAL ESTATE TRANSFER TAX
50175.00
FP 103037


City of Chicago Dept. of Revenue

Real Estate Transfer Stamp


\$1,312.50

534538

10/31/2007 10:49 Batch 1823 36



COOK COUNTY REAL ESTATE TRANSACTION TAX

COUNTY TAX  OCT. 31. 07

REVENUE STAMP

# 0000033978

REAL ESTATE TRANSFER TAX
00087.50
FP 103042

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**PARCEL 1:**

Unit 4316-A1 in The Keystone Court Condominiums, as delineated on a survey of the following described property:

Lots 18 and 19 in Block 6 in Hunting and Other's Subdivision of the West 662 feet of the East 1116 feet of the North 660 feet West of Elston Road of the Southeast 1/4 of Section 15, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached to the Declaration of Condominium recorded as Document 0706015034, together with an undivided percentage interest in the common elements.

**PARCEL 2:**

The exclusive right to use Storage Space 59, a Limited Common Element, as delineated on the Survey attached to the Declaration aforesaid recorded as Document No. 0706015034.

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.

The tenant of the Unit, if any, either waived or failed to exercise the right of first refusal to purchase the Unit or had no right of first refusal to purchase the Unit.