

UNOFFICIAL COPY

This instrument was prepared by:

Justeen McNett
TR Harrison Holdings, LLC
1415 Sherman Avenue, Unit 101
Evanston, Illinois 60201

After recording return to:

Bob Aument
227 W Monroe Street
Suite 3500
Chicago, IL 60606

Mail subsequent tax bills to:

TR Harrison Holdings, LLC
1415 Sherman Avenue, Unit 101
Evanston, Illinois 60201



Doc#: 0732326087 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/19/2007 12:13 PM Pg: 1 of 4

TICOR TITLE

634567

For Recorder's Office Use Only

SPECIAL WARRANTY DEED

TR Harrison Holdings, LLC, an Illinois limited liability company, duly authorized to transact business in the State of Illinois (herein, "Grantor") with its principal office at 1415 Sherman Avenue, Suite 101, Evanston, Illinois 60201, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, the receipt whereof is hereby acknowledged, does hereby GRANT, BARGAIN, SELL AND CONVEY to **Jose Gonzalez and Isabel Gonzalez**, husband and wife, as TENANTS BY THE ENTIRETY and not as Joint Tenants with rights of survivorship, nor as Tenants in Common (herein, collectively the "Grantee") residing at 6012 Rob Roy Drive, Oak Forest IL 60452, all the following described Real Estate, situated in the County of Cook, State of Illinois, to wit:

See Exhibit A attached hereto.

PINS: 17-16-402-001 through 17-16-402-010, both inclusive (affects the unit and the common elements)

Address: 611 S. Wells Street, Units 1005 and P132, Chicago, IL 60607

TO HAVE AND TO HOLD the said Real Estate forever, **SUBJECT TO:**

Current general real estate taxes, taxes for subsequent years and special taxes or assessments; the Illinois Condominium Property Act; the Declaration of Condominium Ownership for 611 S. Wells Street Condominium; applicable zoning, planned development and building laws and ordinances and other ordinances of record; acts done or suffered by Grantee or anyone claiming by through or under Grantee; covenants, conditions, agreements, building lines and restrictions of record; Declaration of Covenants, Conditions, Restrictions and Easements for 611 S. Wells Street, and other easements recorded at any time prior to closing, including any

BOX 15

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easements established by or implied from the Declaration of Condominium Ownership or amendments thereto; and Grantee's mortgage, if any.


Grantor also hereby grants to the Grantee, her respective 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 Ownership for 611 S. Wells Street Condominium (the "Condominium Declaration"), and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Condominium 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 Condominium Declaration the same as through the provisions of said Condominium Declaration were recited and stipulated at length herein.

Grantor also hereby grants to the Grantee, her respective 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 Covenants, Conditions, Restrictions and Easement for 611 S. Wells Street (the "Reciprocal Easement Agreement"), and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Reciprocal Easement Agreement 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 Reciprocal Easement Agreement the same as through the provisions of said Reciprocal Easement Agreement were recited and stipulated at length herein.

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CITY OF CHICAGO

CITY TAX



NOV. 15.07


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000000607

REAL ESTATE TRANSFER TAX
0301875
FP 102803

STATE OF ILLINOIS

STATE TAX



NOV. 15.07


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000041084

REAL ESTATE TRANSFER TAX
0040250
FP 102809

COOK COUNTY

COUNTY TAX



NOV. 15.07

REAL ESTATE TRANSACTION TAX
REVENUE STAMP

0000040933

REAL ESTATE TRANSFER TAX
0020125
FP 326707

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12th IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the day of November, 2007.

TR HARRISON HOLDINGS, LLC, an Illinois limited liability company

By: TR Holdings, Inc., an Illinois corporation, its manager

By: [Signature]
Thomas A. Roszak, President

Attest: [Signature]
Thomas A. Roszak, Secretary

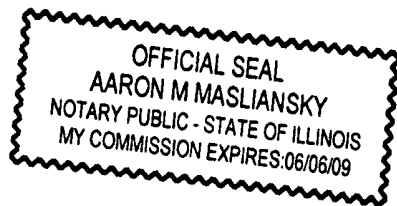
State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY that Thomas A. Roszak, the President and Secretary, of TR Holdings, Inc., an Illinois corporation, the sole manager of TR Harrison Holdings, LLC, an Illinois limited liability company, personally known by me to be the same person 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 his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 12th day of November, 2007.

Commission Expires: 06/06/09

[Signature]
Notary Public



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EXHIBIT A TO WARRANTY DEED

from
TR Harrison Holdings, LLC
to
Jose Gonzalez and Isabel Gonzalez

LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBERS 1005 AND P132 IN THE 611 S. WELLS STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 3, 4, 9, 10, 15 AND 16 (EXCEPT THE EAST 4 FEET OF SAID LOTS TAKEN FOR WIDENING OF ALLEY) IN THE SUBDIVISION OF BLOCK 101 IN SCHOOL SECTION ADDITION TO CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0731215062; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S61B, A LIMITED COMMON ELEMENT AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

PARCEL 3:

EASEMENTS FOR THE BENEFIT OF PARCELS 1 AND 2 FOR SUPPORT, INGRESS AND EGRESS, AND OTHER PURPOSES AS DESCRIBED AND DEFINED IN THE DECLARATION OF RECIPROCAL COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED NOVEMBER 8, 2007 AS DOCUMENT NUMBER 0731215061.