

# UNOFFICIAL COPY

H66803  
**SPECIAL WARRANTY DEED**  
**Corporation to Individual**

Mail to:

ONELIA GIRADO David Rudolph, Esq.  
5123 N. KENMORE, UNIT 304 111 W. Washington St., #823  
CHICAGO, IL 60640 Chicago, IL 60602

Send subsequent tax bills to:

ONELIA GIRADO  
5123 N. KENMORE, UNIT 304  
CHICAGO, IL 60640

This Agreement, made this 18<sup>th</sup> day of January, 2008 between 5121 NORTH KENMORE, L.L.C., a corporation existing under the laws of the State of Illinois, with its principal place of business at 5121 N. Kenmore, Chicago, IL, party of the first part, and ONELIA GIRADO, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of Ten Dollars (\$10.00) DOLLARS and other good and valuable consideration in and paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does GRANT AND CONVEY unto the party of the second part, and to its heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK, and State of Illinois known and described as follows to wit:

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway 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, its heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charge, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by through or under it, it WILL WARRANT AND DEFEND, subject to: General real estate taxes not yet due, restrictions of record, easements.

Permanent Real Estate Index Number: 14-08-402-003-0000

Address of Real Estate: 5123 N. KENMORE, UNIT 304, CHICAGO, IL 60640

Re-recording to correct parking space

Doc#: 0802309122 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/23/2008 01:59 PM Pg: 1 of 3



Doc#: 0803022039 Fee: \$28.00  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 01/30/2008 12:10 PM Pg: 1 of 3

3

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents.

Dated this 16<sup>th</sup> day of January, 2008.

5121 NORTH KENMORE, L.L.C.  
An Illinois Limited Liability Company

By: *Monica Iusco*  
**MONICA IUSCO**  
Its: Manager

STATE OF ILLINOIS )  
  ) SS  
COUNTY OF COOK )

**COOK COUNTY**  
REAL ESTATE TRANSFER TAX

REVENUE STAMP  
JAN. 22. 08

0000025036

FP 103042
00122750
REAL ESTATE TRANSFER TAX

The undersigned, a Notary Public in and for said County, in the aforesaid, do hereby certify that MONICA IUSCO, personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal this 16<sup>th</sup> day of January, 2008.

*Lila M. Gandarilla*  
NOTARY PUBLIC

"OFFICIAL SEAL"  
LILA M. GANDARILLA  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 4/19/2011

This instrument was prepared by:  
JAMES P. ANTONOPOULOS  
5045 N. HARLEM AVENUE  
CHICAGO, IL 60656

City of Chicago  
Dept. of Revenue

541876  
01/22/2008 13:16

Batch 40777 55

Real Estate Transfer Stamp  
\$1,912.50

STATE OF ILLINOIS

STATE TAX

JAN. 22. 08

REAL ESTATE TRANSFER TAX

00255.00

FP 103037

0000025036

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

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## Exhibit A

H66803

1

UNIT 304 AND UNIT ~~P-1~~ IN THE 5121-5123 NORTH KENMORE AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 3 IN BLOCK 3 IN ARGYLE SUBDIVISION, A SUBDIVISION OF LOTS 1 AND 2 OF FUSSEY AND FENNIMORE'S SUBDIVISION OF THE SOUTHEAST FRACTIONAL 1/4 AND LOTS 1 AND 2 OF COLEHOUR AND CONARROE'S SUBDIVISION OF LOT 3 IN FUSSEY AND FENNIMORE'S SUBDIVISION SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 21, 2007 AS DOCUMENT NUMBER 0723315044, AS MAY BE AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

P.I.N. 14-08-402-003-0003 (UNDERLYING P.I.N.)

C/K/A 5123 NORTH KENMORE AVENUE, UNIT 304, CHICAGO, ILLINOIS 60640

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, 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 HEREIN.

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.

Property of Cook County Clerk's Office