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Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 04/02/2008 02:27 PM Pg: 1 of 5

This document was prepared by and
after recording return to:

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Applegate & Thorne-Thomsen
322 S. Green Street, Suite 400
Chicago, Illinois 60607

(The above space for recorder's use only)

4388913/22

SPECIAL WARRANTY DEED

Saint Luke Housing Ministries, an Illinois not-for-profit corporation whose mailing address is 1500 W. Belmont Avenue, Chicago, Illinois 60657 ("Grantor"), for and in consideration of (1) TEN AND NO/100 DOLLARS (\$10.00), (2) Grantee (defined herein) entering into regulatory agreements required under (i) Code Sections 42 and 142, obligating Grantee to ensure that certain project units are designated as affordable rental units for low-income (60% of area median income or less) and very low-income (50% of area median income or less) seniors age sixty-five (65) or older; (ii) the HOME Investment Partnerships Program, pursuant to Cranston-Gonzalez National Affordable Housing Act, 42 U.S.C. § 12701 et seq., (iii) the Illinois Affordable Housing Act, 310 ILCS 65/1 et seq., as amended (the "Trust Fund Act"), and the rules promulgated under the Trust Fund Act, (iv) Section 721 of the Financial Institutions Reform, Recovery and Enforcement Act of 1989 ("FIRREA"), and the regulations promulgated under FIRREA (the "AHP Regulations"); and (v) 20 ILCS 3805/1-28(f) requiring that certain project units be used to provide affordable housing to persons with incomes below 60% of area median income, and (3) other good and valuable considerations in hand paid, the receipt and sufficiency of which are hereby acknowledged, by these presents does GRANT, BARGAIN, SELL, REMISE, RELEASE, ALIEN AND CONVEY to Renaissance Saint Luke SLF L.P., an Illinois limited partnership whose mailing address is 2001 W. Churchill, Chicago, Illinois 60647 ("Grantee"), and to its successors and assigns FOREVER, all the following real property situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

Permanent Real Estate Index Numbers: 14-20-328-013-0000; 14-20-328-014-0000;
14-20-328-015-0000; 14-20-328-016-0000;
14-20-325-017-0000; 14-20-328-018-0000;
14-20-328-027-0000; 14-20-328-045-0000.
14-20-328-044-0000

Address of Real Estate: 1501 W. Melrose Street, Chicago, Illinois

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, together with the improvements thereon and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, and interest, of Grantor, 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 Grantee, its heirs, successors and assigns forever.

And Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its successors 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 charged, except as herein recited; and it WILL WARRANT AND DEFEND the said premises unto the Grantee, its successors and assigns, against all persons lawfully claiming, or to claim the same, by, through or under it, subject to the matters set forth in Exhibit B attached hereto and made a part hereof.

In Witness Whereof, said Grantor has caused this Special Warranty Deed to be executed this 1st day of April, 2008.

SAINT LUKE HOUSING MINISTRIES, an Illinois not-for-profit corporation

By: [Signature]
Name: David G. Abrahamson
Its: President

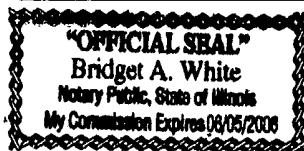
State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT David Abrahamson is personally known to me to be the President of Saint Luke Housing Ministries, and 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 such he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, and as his/her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 1st day of April, 2008.

Commission expires _____

[Signature]
Notary Public

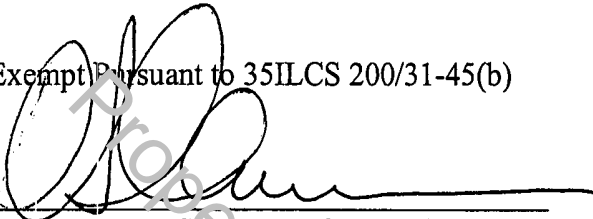


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SEND SUBSEQUENT TAX BILLS TO:

Renaissance Saint Luke SLF L.P.
2001 W. Churchill
Chicago, Illinois 60647


Exempt Pursuant to 35ILCS 200/31-45(b)



 Date Signature of Authorized Party

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX

 APR. -2.08


REVENUE STAMP

0000045309

REAL ESTATE TRANSFER TAX
0027250
FP 103017

CITY TAX

CITY OF CHICAGO

 APR. -2.08


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000004101

REAL ESTATE TRANSFER TAX
0408800
FP 103018

CITY TAX

CITY OF CHICAGO

 APR. -2.08

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000004102

REAL ESTATE TRANSFER TAX
0163500
FP 103018

UNOFFICIAL COPY

EXHIBIT A

THAT PART OF LOTS 50 TO 62, AND OF CERTAIN VACATED EAST-WEST AND NORTH-SOUTH ALLEYS, IN KEMNITZ AND WOLFF'S SUBDIVISION OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 56 IN KEMNITZ AND WOLFF'S SUBDIVISION AFORESAID; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG THE NORTH LINE OF SAID LOTS 56 TO 62, BEING ALSO THE SOUTH LINE OF WEST MELROSE STREET, A DISTANCE OF 163.00 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 127.33 FEET; THENCE SOUTH 44 DEGREES 56 MINUTES 24 SECONDS EAST, A DISTANCE OF 19.69 FEET (MEASURED AS SOUTH 45 DEGREES 05 MINUTES 38 SECONDS EAST, 19.73 FEET) TO THE SOUTH LINE OF THE VACATED ALLEY LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF SAID LOTS 50 TO 62; THENCE SOUTH 89 DEGREES 59 MINUTES 37 SECONDS EAST (MEASURED AS SOUTH 89 DEGREES 59 MINUTES 36 SECONDS EAST) ALONG THE SOUTH LINE OF SAID VACATED ALLEY, A DISTANCE OF 195.22 FEET; THENCE NORTH 00 DEGREES 04 MINUTES 40 SECONDS WEST, A DISTANCE OF 63.14 FEET; THENCE NORTH 89 DEGREES 55 MINUTES 20 SECONDS EAST, A DISTANCE OF 104.00 FEET TO THE EAST LINE OF SAID LOT 50; THENCE NORTH 00 DEGREES 04 MINUTES 40 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 50, BEING ALSO THE WEST LINE OF NORTH GREENVIEW AVENUE, A DISTANCE OF 78.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 50; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE NORTH LINE OF SAID LOTS 50 TO 55, BEING ALSO THE SOUTH LINE OF WEST MELROSE STREET, A DISTANCE OF 150.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PINS:

14-20-328-013-0000
 14-20-328-014-0000
 14-20-328-015-0000
 14-20-328-016-0000
 14-20-328-017-0000
 14-20-328-018-0000
 14-20-328-027-0000, affects vacated alley and other property
 14-20-328-045-0000
 14-20-328-044-0000

Common Address: 1501 W. Melrose Street, Chicago, IL

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EXHIBIT B

1. Covenants, easements, conditions and restrictions of record.
2. Taxes not yet due and payable.

Property of Cook County Clerk's Office