

Special Warranty Deed
(LLC to Individual)

UNOFFICIAL COPY

GRANTOR, MMTC Residential I, LLC, authorized to transact business in the State of Illinois, for and in consideration of ten dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Administrative Board of said corporation, CONVEYS and WARRANTS to the GRANTEE, Ambili Lake, 5612 S. SPAULDING, CHICAGO, ILLINOIS 60629 the following described real estate in the County of Cook in the State of Illinois:



Doc#: 0811533095 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/24/2008 11:02 AM Pg: 1 of 3

ADDRESS: 9530 S. Cook Avenue, Unit 306 Oak Lawn, IL 60453
Includes parking space PS-48 and exclusive use of common element storage space S-48

UNDERLYING PIN NUMBER:
24-09-107-037

1072
8376660W
28022647

SEE ATTACHED FOR LEGAL DESCRIPTION

Together with the tenements and appurtenances hereunto belonging.
TO HAVE AND TO HOLD the same unto the Grantees.

SUBJECT TO: (1) real estate taxes not yet due and payable; (2) applicable zoning and building laws or ordinances; (3) the Declaration including any and all exhibits thereto and amendments thereof as permitted by the Declaration and the Act; (4) provisions of the Act; (5) easements, covenants, conditions, agreements, building lines and restrictions of record which do not materially affect the use of the Premises as a single-family residence; (6) acts done or suffered by Purchaser, or anyone claiming, by, through, or under Purchaser; and (7) liens, encroachments and other matters as to which the Title Insurer commits to insure Purchaser against loss or damage.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Managing Member, this 15th day of April 2008.

MMTC Residential I, LLC

by:

David M. Strosberg
Managing Member - David M. Strosberg

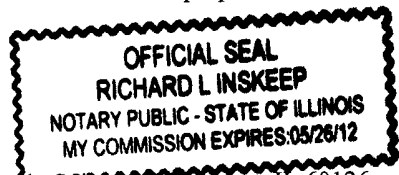
ZHC

STATE OF ILLINOIS
DUPAGE COUNTY ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that David M. Strosberg personally known to me to be the Managing Member of MMTC Residential I, LLC, and personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Managing Member, he signed and delivered the said instrument, pursuant to authority given by the Board of Managers of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and notary seal, this 15th day of April 2008

Richard L. Inskeep Notary Public.



This Document was Prepared by: Richard L. Inskeep, Attorney, 100 South York, Suite 200, Elmhurst, IL 60126

Mail to: Mr. Keith E. Davis, Esq.
1525 E. 53rd St., #628
Chicago, IL 60615

Send Tax Bills to: Ambili M. Lake
9530 S. Cook Ave., Unit 306
Oak Lawn, IL 60453

BOX 333-CT

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Property of Cook County Clerk's Office

Village of Oak Lawn Real Estate Transfer Tax \$1000

Village of Oak Lawn Real Estate Transfer Tax \$100

Village of Oak Lawn Real Estate Transfer Tax \$50

Village of Oak Lawn Real Estate Transfer Tax \$20

STATE OF ILLINOIS



APR. 23. 08

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000008602

REAL ESTATE TRANSFER TAX

0023400

FP 103032



COOK COUNTY
REAL ESTATE TRANSACTION TAX



APR. 23. 08

REVENUE STAMP

000008602

REAL ESTATE TRANSFER TAX

0011700

FP 103034

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 008376660 F1

STREET ADDRESS: 9530 S. COOK AVENUE

UNITS 306 & PS-48

CITY: OAK LAWN

COUNTY: COOK

TAX NUMBER: 24-09-107-016-0000

LEGAL DESCRIPTION:

PARCEL 1: UNITS 306 AND PS-48 IN PRAIRIE TOWN CENTER CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF OAK LAWN TOWN CENTER , BEING A RESUBDIVISION OF PART OF BLOCK 6 OF OAK LAWN AND PART OF BLOCK 1 OF MINNICK'S OAK LAWN SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'E' THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0808803114 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-48, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE AFOREMENTIONED DECLARATION RECORDED AS DOCUMENT NUMBER 0808803114.