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**SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
(LLC TO INDIVIDUAL)**

A67447



Doc#: 0818340178 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/01/2008 03:12 PM Pg: 1 of 3

MAIL TO:

~~KIMBERLY CROCKER~~ *Robert Lattas, Esq.*
~~5123 N. KENMORE, UNIT 302~~ *2220 W. North Ave*
~~CHICAGO, ILLINOIS 60640~~ *Chicago, IL 60647*

NAME & ADDRESS OF TAXPAYER:

KIMBERLY CROCKER
5123 N. KENMORE, UNIT 302
CHICAGO, ILLINOIS 60640

THE GRANTOR(S), **5121 NORTH KENMORE, L.L.C.**, a limited liability company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the STATE OF ILLINOIS, for and in consideration of TEN DOLLARS AND NO/100 (\$10.00) and other good and valuable considerations in hand paid, and pursuant to the authority given by the Managers of said company, CONVEY(S) AND WARRANT(S) to **KIMBERLY CROCKER**, of the City of Chicago, County of Cook, State of Illinois, the following described real state situated in the CITY OF CHICAGO, COUNTY OF COOK, STATE OF ILLINOIS, to wit:

** A single woman*

SEE ATTACHED LEGAL DESCRIPTION **HERITAGE TITLE COMPANY**

Permanent Index Number(s): **14-08-402-003-0000**

Property Address: **5123 N. KENMORE AVENUE, UNIT 302, CHICAGO, IL 60640**

This conveyance is subject to the following: General taxes for 2007 and subsequent years; covenants, conditions, restrictions, easements, permits and agreements of record, including the Declaration, as amended from time to time; public and utility easements; special governmental taxes and assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; applicable building and zoning laws and building line restrictions and ordinances; acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; streets and highways; party wall agreements; encroachments (provided such do not materially adversely affect the intended use of the Unit); liens and other matters of title over which the Title Insurer is willing to insure without cost to Purchaser; and installments due after closing for assessments levied pursuant to the Declaration.

Dated this 26th day of June, 2008.

5121 NORTH KENMORE, L.L.C.

A Limited Liability Company

BY: *Monica Iusco*

MONICA IUSCO

Its: Manager

City of Chicago

Dept. of Revenue

555952

06/30/2008 12:23 Batch 32626 69



Real Estate

Transfer Stamp

\$2,814.00

3 u

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STATE OF ILLINOIS)
COUNTY OF COOK) SS.

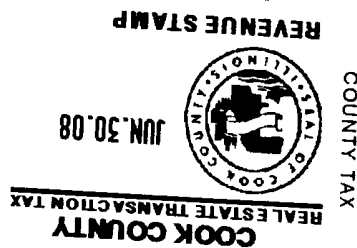
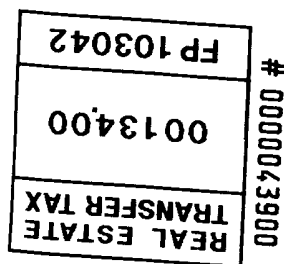
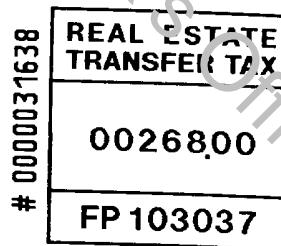
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **MONICA IUSCO**, personally known to me to be a manager of said limited liability company, is known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument, pursuant to authority given by the manager of said limited liability company, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 26th day of June, 2008.

Doreen P. Castellanos
Notary Public

My commission expires on 12-5-10

NAME & ADDRESS OF PREPARER:
JAMES P. ANTONOPOULOS
ATTORNEY AT LAW
5045 NORTH HARLEM AVENUE
CHICAGO, ILLINOIS 60656-3501



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Exhibit A

H67447

UNIT 302 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. 14-08-402-003-0000 (UNDERLYING P.I.N.)

C/K/A 5123 NORTH KENMORE AVENUE, UNIT 302, 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