

# UNOFFICIAL COPY

**Warranty Deed  
Statutory (ILLINOIS)  
(Corporation to Individual)**



Doc#: 0818933176 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/07/2008 11:28 AM Pg: 1 of 3

Above Space for Recorder's use only

**THE GRANTOR, WARNER MANOR , L.L.C.** an 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 the sum of (\$10) TEN DOLLARS, in hand paid, and pursuant to authority given by the Board of said limited liability company, **CONVEYS and WARRANTS to STACEY A. SHAPIRO** of 30141 COLE GRADE RD., VALLEY CENER, CA 92082 the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

**PARCEL 1:**

**UNIT NUMBER 4856-1N IN THE 4855-4860 W. WARNER AVE. CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:**

**LOT 22 AND THE WEST ½ OF LOT 21 IN E.C. PICKINSON'S SUBDIVISION OF THAT PART EAST OF MILWAUKEE AVENUE AND SOUTH OF BERTEAU AVENUE OF THE NORTH 365.82 FEET OF LOT 11 IN THE SCHOOL TRUSTEE'S SUBDIVISION IN SECTION 16, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0707915163; 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 4856-1N, AS LIMITED COMMON ELEMENTS AS DELINEATED ON SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0707915163,**

Permanent Index Number (PIN): 13-16-421-026-0000


Address(es) of Real Estate: **UNIT 4856-1N AT 4856-4860 W. WARNER AVE.  
CHICAGO, IL 60641**

The tenant of the unit had no right of first refusal.

**BOX 333-CT 319**


477  
62596055  
10/1

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STATE OF ILLINOIS  
  
 JUL.-3.08  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE


# 0000050265

REAL ESTATE TRANSFER TAX
00140.00
FP 103032

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 COUNTY TAX  
  
 JUL.-3.08  
 REVENUE STAMP

# 000050374

REAL ESTATE TRANSFER TAX
00070.00
FP 103034

CITY OF CHICAGO  
  
 JUL.-3.08  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

# 000001667

REAL ESTATE TRANSFER TAX
01890.00
FP 103033

Property of Cook County Clerk's Office

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**SUBJECT TO:** all rights, easements, covenants, conditions, and restrictions and reservations of record and as contained in said Declaration the same as though the provision of said declaration were recited and stipulated at length herein, and to General Real Estate Taxes for 2007 and subsequent years. Further, the Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property as set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easement set forth in said declaration for the benefit of the remaining property described therein.

In Witness Whereof, said Grantor has caused his hand and seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized manager this 27TH day of JUNE, 2008.

**WARNER MANOR, L.L.C.**

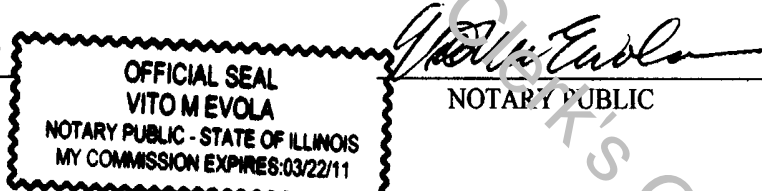
By John B. Downes Jr.  
Its Authorized Manager

State of Illinois, County of COOK ss,

I, the undersigned, a Notary Public In and for the County and State aforesaid, DO HEREBY CERTIFY that JOHN B. DOWNES, JR. personally known to me to be the AUTHORIZED MANAGER for WARNER MANOR, L.L.C. 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 authorized manager, he signed, sealed and delivered the said instrument pursuant to authority given by the managers of said limited liability company, as his free and voluntary act, and for the uses and purposes therein set forth.

Given under my hand and official seal, this 27TH day of JUNE, 2008.

Commission expires on:  
3.22, 2011



This instrument was prepared by: VITO M. EVOLA, 9501 WEST DEVON AVE.  
SUITE 603, ROSEMONT, ILLINOIS 60018

**MAIL TO:**

William O. Walters  
209 Neil Ave  
MT Prospect IL 60056

**SEND SUBSEQUENT TAX BILLS TO:**

STACEY A. SHAPIRO  
UNIT 4856-IN AT 4856-4860 W. WARNER AVE  
CHICAGO, IL 60641

**OR**

Recorder's Office Box No. \_\_\_\_\_