

(1 of 3)

UNOFFICIAL COPY



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS
(Limited Liability
Company to
Individual)



08227330650

Doc#: 0822733065 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/14/2008 10:32 AM Pg: 1 of 3

Property of Cook County Clerk's Office

THE GRANTOR, 1425-27 W. Grand, LLC, 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 & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, **CONVEY(S)** and **WARRANT(S)** to Apidech Chotsuwan (**GRANTEE'S ADDRESS**) 1156 W. Grand, Chicago, Illinois 60622 of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO:

Permanent Real Estate Index Number(s): 17-08-131-021-0000
17-08-131-022-0000
17-08-131-043-0000
and 17-08-131-044-0000

Address(es) of Real Estate: 1425 W. Grand, 1E, P-9 and P-10, Chicago, Illinois

Box 400-CTCC

Mail To:

w. Raymond Pasulka
70 West Madison, suite 650
Chicago, Illinois 60602

Name & Address of Taxpayer:

APIDECH CHOTSUWAN
1425-27 W. GRAND AVE
CHICAGO, IL 60642

STATE OF ILLINOIS	
STATE TAX	AUG. 12. 08
	# 0000010001
REAL ESTATE TRANSFER TAX	00565.00
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	FP 103024

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	
COUNTY TAX	AUG. 12. 08
	# 0000008073
REAL ESTATE TRANSFER TAX	00282.50
REVENUE STAMP	FP 103022

3

AC0807324 D2 KARSA

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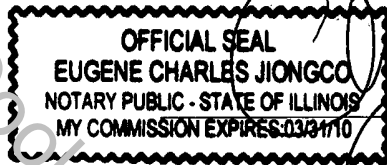
In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Member this 8th day of August, 2008.

By *Robert E. Sob*
Manager of 1425-27 W. Grand, L.L.C.

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that the signors, personally known to me to be the Manager of 1425-27 W. Grand, L.L.C., and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument, pursuant to authority given by the Member 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 official seal, this 8th day of August, 2008



[Handwritten Signature]

(Notary Public)

Prepared By: Chuck Jiongco
303 W. Madison Street
23rd Floor
Chicago, Illinois 60606

CITY OF CHICAGO

CITY TAX



AUG. 12. 08

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000519

REAL ESTATE
TRANSFER TAX

0593300

FP 103023

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LEGAL DESCRIPTION

PARCEL 1:

¹⁴²⁵⁻
UNIT 1E IN THE 1425 W. GRAND CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: LOTS 9 AND 10 IN BLOCK 18 IN BICKERDIKE'S ADDITION TO CHICAGO IN THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: LOT 3 AND SUB-LOT 4 IN THE SUBDIVISION OF LOT 1 IN HAMBLETON'S SUBDIVISION OF BLOCK 1 IN ARMOUR'S SUBDIVISION IN THE SOUTHEAST CORNER OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 8, TOWNSHIP 39 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 11, 2008 AS DOCUMENT 0822410052 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-9 AND P-10 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED August 11, 2008 AS DOCUMENT 0822410052.

THE TENANT OF UNIT 1E HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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 SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.