

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 0823926237 Fee: \$58.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/26/2008 01:24 PM Pg: 1 of 2

8451170 / 01/20/08 LMP

THE GRANTOR,  
PRC PARTNERS, LLC,  
an Illinois 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,  
2550 Waukegan Road #220  
Glenview, IL 60025

For and in consideration of  
the sum of Ten and No/100ths Dollars,  
and other good and valuable consideration  
in hand paid, conveys and warrants to:

~~Ronald Giambarberee Revocable Trust~~ and Catherine A. Giambarberee  
Unit #120-505 @ 120 N. Northwest Hwy. as Co-Trustees of the  
Park Ridge, IL 60068  
Ronald Giambarberee Revocable  
Trust dated Sept. 15, 2004.

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:  
(See Legal Attached Hereto)

Permanent Real Estate Index Number: 09-26-424-001 & 002-0000

Address of Real Estate: Unit #120-505 @ 120 N. Northwest Hwy., Park Ridge, IL 60068

IN WITNESS WHEREOF, said Grantor has caused its seal to be hereto affixed, and has caused its name to be  
signed to these presents by its Manager, this 22nd day of August, 2008.

PRC PARTNERS, LLC, an Illinois limited liability company,

By: [Signature]  
Jerry S. James, a Manager



CITY OF PARK RIDGE  
REAL ESTATE  
TRANSFER STAMP  
NO. 28477

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for the County, in the State  
aforesaid, DO HEREBY CERTIFY that Jerry S. James personally known to me to be a Manager of PRC  
PARTNERS, LLC, an Illinois limited liability company, 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 Manager he signed and delivered the said instrument, pursuant to authority given by the Members of  
said Company, as their free and voluntary act, and as the free and voluntary act said Company, for the uses and  
purposes therein set forth.

Given under my hand and official seal, this 22nd day of August, 2008.

Commission expires 4-3-09

[Signature]  
NOTARY PUBLIC



This instrument was prepared by: John H. Jackson, 33 N. LaSalle St., Ste. 2030 Chicago, IL 60602

Mail to: Robert Lattas  
Attorney at Law  
1905 W. Chicago Ave. 2220 W. North  
Chicago, IL 60622 60617  
Ave

Send subsequent tax bills to:  
Ronald Giambarberee  
23 Lexington Road  
South Barrington, IL 60060

Box 334 2/2/09

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## PARCEL 1:

UNIT NUMBER 120-505 IN THE RESIDENCES OF UPTOWN CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 1 IN PLAT OF SUBDIVISION UPTOWN REDEVELOPMENT PHASE 3, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 12 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 0814116029, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

## PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P- 6 & P-42, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID, RECORDED AS DOCUMENT 0814116029.

## PARCEL 3:

NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 AND OTHER PROPERTY AS CREATED AND SET FORTH IN THE EASEMENT AND OPERATING AGREEMENT FOR UPTOWN PHASE III, RECORDED AS DOCUMENT 0814116028.

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.

STATE TAX

STATE OF ILLINOIS

AUG. 25. 08

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000003096

REAL ESTATE TRANSFER TAX
0043950
FP 102808

COOK COUNTY  
REAL ESTATE TRANSACTION TAX

COUNTY TAX

AUG. 25. 08

REVENUE STAMP

# 000000927

REAL ESTATE TRANSFER TAX
0021975
FP 102802