

UNOFFICIAL COPY

Mail to:
Jorie Kaspar
400 Village Circle Unit 201
Willow Springs, IL 60430



Doc#: 0921108420 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/30/2009 03:22 PM Pg: 1 of 3

64592/182
TICOR TITLE

Property of Cook County Clerk's Office

SPECIAL WARRANTY DEED

3

THE GRANTOR SOUTHSTAR I, LLC, limited liability company created and existing under and by virtue of the laws of the state of Delaware, and duly authorized to transact business in the State of Illinois, for the consideration of the sum of Ten and no/100 dollars (\$10.00), pursuant to the authority given it by the Board of Directors of said corporation does hereby **SELL** and **CONVEY** to **JORIE KASPAR**, of 1109 OAK LANE, WESTERN SPRINGS, IL, the real estate situated in the County of COOK, State of Illinois, to wit;

PARCEL:

UNIT 2-1 IN MARKET STREET CONDOMINIUM, BEING PART OF LOT 22-B IN THE SUBDIVISION OF WILLOW SPRINGS VILLAGE CENTER UNIT 2, BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33 AND PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 32 ALL IN TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE CONDOMINIUM DECLARATION RECORDED FEBRUARY 26, 2003, AS DOCUMENT 0030273844 IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE LICENSE TO THE USE OF GARAGE PARKING SPACE 25, A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED HERETO, RECORDED AS DOCUMENT 0030273844.

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Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any; as long as they do interfere with the purchaser's use and enjoyment of the real estate.

Commonly known as 400 VILLAGE CIRCLE UNIT 201, WILLOW SPRINGS, IL 60430
PIN 18-33-330-003-1011

TO HAVE AND TO HOLD the premises aforesaid, With all and singular rights, privileges, appurtenances and immunities thereto belonging or in any ways appertaining unto the Grantee, its heirs, successors and assigns forever; and the Grantor further covenants that the premises are free and clear from any encumbrances done or suffered by it, and that it will warrant and defend the title to the premises unto the Grantee and its heirs, successors and assigns forever against lawful claims and demands of all persons claiming under Grantor, but not otherwise.

In Witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its _____, this _____ day of July, 2009.

SOUTHSTAR I, LLC
by its sole member, Southstar Holding Corp.,

by 
Barbara Smith, its duly elected vice President

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State of Oregon)
County of Washington)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that BARBARA Smith personally known to me to be the duly elected Vice President of Southstar Holding Corp as managing member of **SOUTHSTAR I, LLC** and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day and acknowledged that as such Vice President of Southstar Holding Corp., she signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as her free and voluntary act, and as the free and voluntary act and deed of said corporation for the uses and purposes therein set forth.

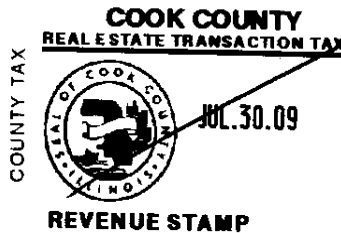
Given under my hand and official seal, this 7 day of July 2009
Commission expires _____
Notary Public

This instrument prepared by Mary F Murray, 5127 W. Devon Ave, Chicago, Illinois.

MAIL TAX BILL TO:
Jorie Kaspar
400 Village Circle Unit 201
Willow Springs, IL 60430



# 000008016	REAL ESTATE TRANSFER TAX
	00130.00
	FP 103036



# 000007925	REAL ESTATE TRANSFER TAX
	00065.00
	FP 103047