



Doc#: 1029129064 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/18/2010 12:41 PM Pg: 1 of 4

THE GRANTOR
Shodhan L. Patel
225 North Columbus Drive, Unit 6405
Chicago, Illinois 60601,

2010101611 Def 2

WARRANTY DEED

for and in consideration of Ten and 00/100 dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Aqua At Lakeshore East LLC, an Illinois limited liability company ("Grantee"),

225 N. Columbus Drive, Suite 100, Chicago Illinois 60601 of the County of Cook, to wit:

SEE ATTACHED EXHIBIT "A" ("Premises").

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the Premises described herein, the rights and easements for the benefit of the Premises set forth in the Declaration of Condominium ("Declaration"); 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 therein. This Deed is subject to all rights, easements, covenants, restrictions and reservations contained in the Declaration the same as though the provisions of the Declaration were recited and stipulated in length herein.

Subject only to the following: (a) general real estate taxes for the previous and current year not then due and for subsequent years, including taxes which may accrue by reason of new or additional improvements during the year of Closing; (b) special taxes or assessments for improvements not yet completed; (c) easements, covenants, restrictions, agreements, conditions and building lines of record that do not prohibit the use of the Premises; (d) the Act; (e) the Plat; (f) terms, provisions and conditions of the Condominium Documents, including all amendments and exhibits thereto; (g) terms and conditions of the Lakeshore East Master Association Declaration, including all amendments and exhibits thereto; (h) terms, provisions and conditions of that certain Declaration of Covenants, Conditions, Restrictions and Easement for Aqua at Lakeshore East, including all amendments and exhibits thereto; (i) applicable zoning and building laws and ordinances; (j) Purchaser's mortgage, if any; (k) plats of dedication and plats of subdivision and covenants thereon; (l) acts done or suffered by or judgments against Purchaser, or anyone claiming under Purchaser; and (m) liens and other matters of title over which the Title Company, as hereinafter defined, is willing to insure without cost of Purchaser.

Permanent Index Number(s) 17-10-318-040-0000, 17-10-318-042-000, 17-10-318-041-0000, 17-10-318-043-0000, 17-10-318-044-0000

Portfolio Title Company

HCB

UNOFFICIAL COPY

Address(es) of Premises: (Parking Space 3-89, also known as Parking Space Unit LL3-89), 225 N. Columbus, Unit 6405, Chicago, IL 60601

Dated: October 6, 2010.

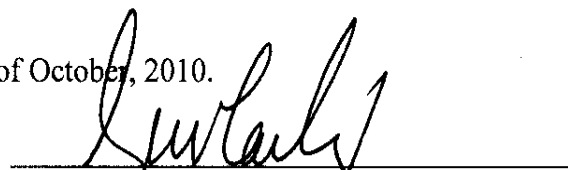


 SHODHAN L. PATEL

STATE OF INDIANA)
) SS:
 COUNTY OF LAKE)

I, the undersigned Notary Public, in and for said county, in the State aforesaid, DO HEREBY CERTIFY that SHODHAN L. PATEL, 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 he signed and delivered the said instruments as his free and voluntary act, for the uses and purpose therein set forth

Given under my hand and official seal, this 6th day of October, 2010.



 George W. Carberry, Notary Public

County of Residence: Porter
 Commission expires: 4/9/2015

George W. Carberry, Notary Public
State of Indiana
Resident of Porter County
My Commission Expires: 4/9/2015

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. George W. Carberry

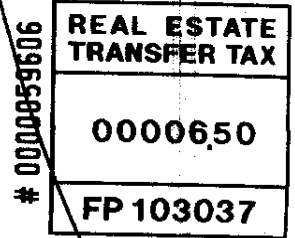
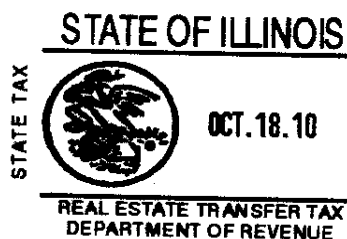
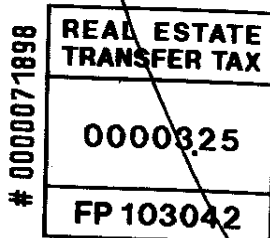
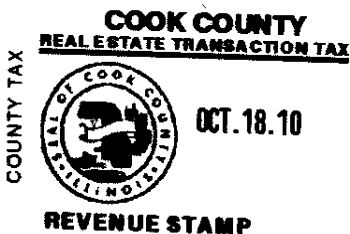
This instrument prepared by: George W. Carberry, Burke Costanza & Cuppy LLP,
 9191 Broadway, Merrillville, IN 46410

SEND RECORDED DOCUMENTS TO:

Aqua At Lakeshore East LLC
225 N. Columbus Dr. #100
Chicago, IL 60601
Attn: Louise Powell

SEND SUBSEQUENT TAX BILLS TO:

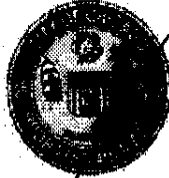
Aqua At Lakeshore East LLC
 225 N. Columbus Drove, Suite 100
 Chicago, IL 60601



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NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED JUNE 4, 2009 AS DOCUMENT 0915534060 AND AS FURTHER AMENDED BY FIRST AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED SEPTEMBER 10, 2009 AS DOCUMENT 0925316038, FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS, CONSTRUCTION, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN.

City of Chicago
Dept. of Revenue
605978



Real Estate
Transfer
Stamp
\$68.25

10/12/2010 10:10
dr00766

Batch 1,922,537

Property of Cook County Clerk's Office

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PARCEL 1:

PARKING SPACE UNIT LL3-89, IN THE AQUA AT LAKESHORE EAST CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF LOTS 1, 1A, 2, 3A AND 3B IN LAKESHORE EAST SUBDIVISION, BEING A SUBDIVISION OF PART OF THE LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID LAKESHORE EAST SUBDIVISION RECORDED MARCH 4, 2003 AS DOCUMENT 0030301045, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 10, 2009 AS DOCUMENT NO. 0925316039 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, INCLUDING EASEMENTS FOR ACCESS TO IMPROVEMENTS BEING CONSTRUCTED OVER TEMPORARY CONSTRUCTION EASEMENT AREAS, FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS ON, OVER, THROUGH AND ACROSS THE STREETS, AND TO UTILIZE THE UTILITIES AND UTILITY EASEMENTS, ALL AS MORE PARTICULARLY DEFINED, DESCRIBED AND CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST MADE BY AND BETWEEN LAKESHORE EAST LLC, LAKESHORE EAST PARCEL P LLC, AND ASN LAKESHORE EAST LLC DATED AS OF JUNE 26, 2002 AND RECORDED JULY 2, 2002 AS DOCUMENT 0020732020, AS AMENDED BY FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF MARCH 3, 2003 AND RECORDED MARCH 7, 2003 AS DOCUMENT NUMBER 0030322531 AND AS FURTHER AMENDED BY SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF NOVEMBER 18, 2004 AND RECORDED NOVEMBER 19, 2004 AS DOCUMENT NUMBER 0501919099 AND THIRD AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC, DATED FEBRUARY 24, 2005 AND RECORDED FEBRUARY 25, 2005 AS DOCUMENT NUMBER 0505632009 AND FOURTH AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF FEBRUARY 24, 2005 AND RECORDED FEBRUARY 25, 2005 AS DOCUMENT NUMBER 0505632012 AND BY THE FIFTH AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF OCTOBER 27, 2006 AND RECORDED NOVEMBER 9, 2006 AS DOCUMENT 0631333004 AND SUBSEQUENTLY RE-RECORDED ON FEBRUARY 9, 2007 AS DOCUMENT 0704044062 AND THE SIXTH AMENDMENT TO DECLARATION OF COVENANTS, RESTRICTIONS, AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF DECEMBER 20, 2007 AND RECORDED DECEMBER 21, 2007 AS DOCUMENT 0735531065 AND RE-RECORDED ON APRIL 8, 2008 AS DOCUMENT 0809910104 AND THE SEVENTH AMENDMENT TO DECLARATION OF COVENANTS, RESTRICTIONS, AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF NOVEMBER 13, 2008 AND RECORDED NOVEMBER 14, 2008 AS DOCUMENT 0831910034 AND THE EIGHTH AMENDMENT TO DECLARATION OF COVENANTS, RESTRICTIONS, AND EASEMENTS FOR LAKESHORE EAST EXECUTED BY LAKESHORE EAST LLC DATED AS OF NOVEMBER 13, 2008 AND RECORDED NOVEMBER 14, 2008 AS DOCUMENT 0831910035.

PARCEL 3: