

# UNOFFICIAL COPY



Doc#: 1034426425 Fee: \$62.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/10/2010 01:44 PM Pg: 1 of 3

205137

## WARRANTY DEED

The Grantor, BELMONT BANK & TRUST COMPANY, of the City of CHICAGO, County of Cook, State of Illinois, for and in consideration of Ten dollars (\$10.00), in hand paid, conveys and warrants to ALBION GREENVIEW LLC, a State of Illinois Limited Liability Company, the following described Real Estate situated the County of COOK in the State of Illinois, to wit

UNIT 1503-1 IN THE 1503-11 W. ALBION AVENUE CONDOMINIUM, AS DELINEATED ON THE PLAT OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 1 IN GUNDLACHS SUBDIVISION OF LOT 12 IN L.C. PAINE FREER'S (RECEIVER) SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0916134011 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

The common address of the property is 1503 WEST ALBION AVENUE, UNIT 1, CHICAGO, IL 60626.

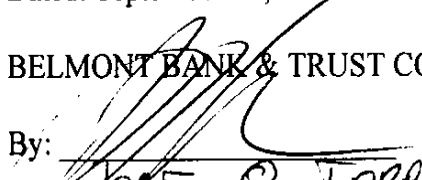
P.I.N.: 11-32-315-018-0000  
11-32-315-042-1002

Subject to easements and restrictions of record, real estate taxes for 2009, 2010 and subsequent years and subject to those liens, cases or exceptions set forth on Rider A attached hereto.

Dated: September 27, 2010

BELMONT BANK & TRUST COMPANY

By:

  
JOSE O TORRES  
Its: SVP

# BOX 441

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# UNOFFICIAL COPY

STATE OF ILLINOIS

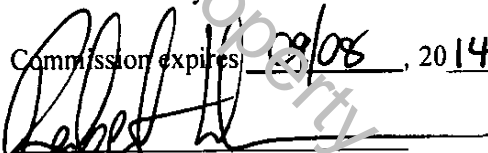
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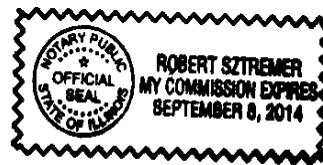
COUNTY OF COOK

I, the undersigned, a Notary Public, in and for the County and State aforesaid, do hereby certify, that Jose O. Torres the SVP of BELMONT BANK & TRUST COMPANY who is 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 signed and delivered the said instrument as his free and voluntary act for the purposes therein set forth.

Given under my hand and official seal, this 30th day of Sept. 2010.

Commission expires 09/08, 2014.

  
Notary Public



This instrument was prepared by Lawrence A. Gold

SEND SUBSEQUENT TAX BILLS TO:

GEORGE BAHRAMIS  
236 WAUKEGAN ROAD  
GLENVIEW, IL 60025

MAIL TO:

GEORGE BAHRAMIS  
236 WAUKEGAN ROAD  
GLENVIEW, IL 60025

City of Chicago  
Dept. of Revenue  
607225

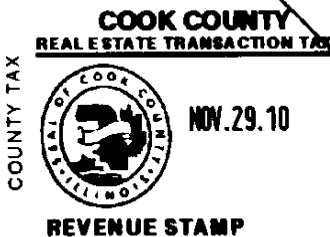


Real Estate  
Transfer  
Stamp

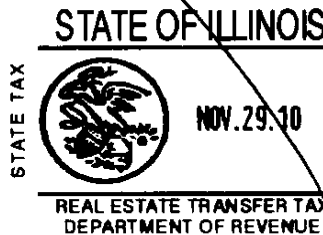
\$1,784.00

Batch 2, 11/23/10

11/29/2010 10:35  
dr00111



REAL ESTATE TRANSFER TAX
0008400
# 0000072826
FR 103042



REAL ESTATE TRANSFER TAX
0016800
# 0000060534
FP 103037

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## RIDER A

The Warranty Deed to which this Rider A is attached is subject to:

1. Rights and Claims of Parties in Possession of the Land
2. Mechanic's or Materialmen's Liens Not Filed in the Public Record
3. Easements, Liens or Encumbrances not shown in the Public Record
4. Water Lien recorded as document 0816540105 in the amount of \$2,115.34.
5. Case Number 08 M1 403281 filed by the City of Chicago pursuant to 0831031040 and 0831233172.
6. Building Violation Case 08 M1 403281
7. Mortgage recorded as document 0903634007.
8. Order for Permanent Injunction recorded as document 0904903114
9. Mechanic Lien Claim of Soukup Plumbing, Inc. recorded as document 0918349032.
10. Water Lien recorded as document 1007505043 for \$3,730.25.
11. Building Violation Case filed June 15, 2010 as case 10M1 401468
12. Subject to unrecorded leases or parties claiming through lessees, if any