

# UNOFFICIAL COPY



Doc#: 1114031041 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/20/2011 12:01 PM Pg: 1 of 3

This Instrument Prepared By:

Shane E. Mowery  
Attorney at Law  
2448 W. Augusta, Unit 2  
Chicago, IL 60622

ST 512034 1 all end

(The Above Space for Recorder's Use Only)

## WARRANTY DEED

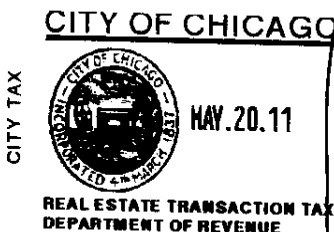
**STONECREST INCOME AND OPPORTUNITY FUND I, LLC** (hereinafter called "**Grantor**"), in consideration of the sum of TEN AND NO/DOLLARS (\$10.00) and other good and valuable consideration in hand paid by **BEARCLAW DEVELOPMENT, LLC** (hereinafter called "**Grantee**"), \_\_\_\_\_, the receipt and sufficiency of which is hereby acknowledged and confessed, by these presents does hereby grant, bargain, sell, convey, warrant and confirm, unto Grantee, all of Grantor's right, title and interest in and to the real property located in the City of Chicago, County of Cook and State of Illinois which is more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever. Subject to general real estate taxes for year 2010 and subsequent years and such covenants, conditions, easements and restrictions of record as of the date hereof.

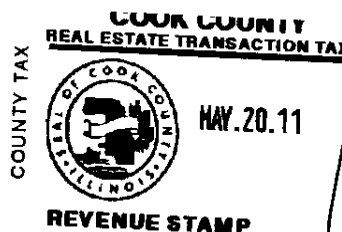
Address of Property: 151 S. Albany, Unit 3, Chicago, IL 60612

Permanent Index Number: 16-13-114-048-1003

TO HAVE AND TO HOLD the premises unto Grantee, its successors and assigns FOREVER, and Grantor does hereby covenant that it is lawfully seized and possessed of said Property in fee simple, has a good right to convey.



# 0000001038	REAL ESTATE TRANSFER TAX
	00126.00
	FP 102805



# 0000009589	REAL ESTATE TRANSFER TAX
	00006.00
	FP 102802

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**GRANTOR:**

**STONECREST INCOME AND OPPORTUNITY FUND I, LLC**

By: Jon Freeman  
Its: Managing Member

Date of Execution: 4/4, 2011

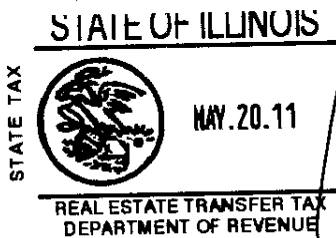
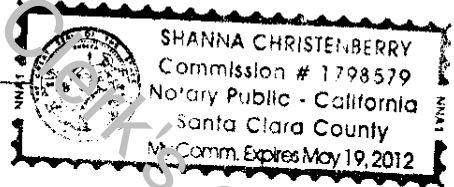
STATE OF CA

COUNTY OF San Clara

I, the undersigned, a Notary Public in the State and County aforesaid, DO HEREBY CERTIFY that **Jon Freeman**, 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 said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 4 day of April, 2011.

Notary Public  
My Commission Expires: 5-19-12



REAL ESTATE TRANSFER TAX
0001200
FP 102808

# 0000011759

After Recording Mail To:

John ZACHARA  
39 S. LA SALLE #505  
CHICAGO IL 60603

Mail Tax Bills To:

Bearclaw Development LLC  
1003 Ellison St  
Falls Church VA 22046

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## EXHIBIT A

### LEGAL DESCRIPTION

UNIT 3, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 151 S. ALBANY CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT 0710115068, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office