

UNOFFICIAL COPY



SPECIAL WARRANTY DEED

Doc#: 1115426142 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/03/2011 01:11 PM Pg: 1 of 4

16f2
CUB
20114927
CTI 883985

THIS INDENTURE WITNESSETH,

That the Grantor, **Mallinckrodt Renaissance LLC**, an Illinois limited liability company, duly organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State where the following described real estate is located,

THE ABOVE SPACE FOR RECORDER'S USE ONLY

for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, and pursuant to authority given by the Manager of said limited liability company, hereby GRANTS, BARGAINS, SELLS and CONVEYS to Virginia Peters, a Grantee, whose address is 426 Hamilton, Unit 1, Evanston, Illinois 60202 the following described real estate, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

PINs: 05-28-309-028-1003 and 05-28-309-028-1118

COMMONLY KNOWN AS: 1041 Ridge Road, Unit 197 and P-124, Wilmette, Illinois 60091

Grantor also hereby grants to Grantee, its successors and assigns, the rights and easements set forth in said Declaration 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.


SUBJECT TO: (a) covenants, conditions, restriction of record to the extent they would not restrict the current use of the purchased unit for residential purposes or the condominium property from its present use; (b) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; (c) private, public, and utility easements, including, any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any, to the extent they would not restrict the current use of the purchased unit for residential purposes or the condominium property from its present use; (d) party wall rights and agreements, if any; (e) limitations and conditions imposed by the Condominium Property Act; (f) mortgage or trust deed specified below, if any; (g) general taxes for 2010 and subsequent years; (h) installments due after the date of closing of regular assessments established pursuant to the Declaration of Condominium; and (i) mechanical liens, judgments or encumbrances arising from Purchaser's construction, actions or omissions.

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BOX 333-CT


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Property of Cook County Clerk's Office

STATE OF ILLINOIS

 JUN. -1.11
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0080008695

REAL ESTATE TRANSFER TAX
00242.00
FP 103032

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX

 JUN. -1.11
 REVENUE STAMP

0000008712

REAL ESTATE TRANSFER TAX
00121.00
FP 103034

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IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this 26th day of May, 2010.

Seller:
MALLINCKRODT RENAISSANCE LLC,
an Illinois limited liability company

By: Reuben C. Warshawsky
Reuben C. Warshawsky
Manager

By: David E. Rosen
David E. Rosen
Manager

Acknowledgment: GRANTEE HEREBY ACKNOWLEDGES THAT THE REAL ESTATE PURCHASED BY THE GRANTEE AND HEREIN CONVEYED IS ADJACENT TO THE PROPERTY, OWNED, MANAGED AND OPERATED BY THE WILMETTE PARK DISTRICT FOR PUBLIC PARKS AND RECREATION PURPOSES INCLUDING ACTIVE AND PASSIVE USES, AS PERMITTED UNDER ILLINOIS LAW WITH CONCOMITANT NOISE AND LIGHT EMISSIONS, AND THE GRANTEE IS TAKING AND HOLDING TITLE TO THE REAL ESTATE WITH FULL KNOWLEDGE OF SUCH PUBLIC USE AND THEIR POSSIBLE EFFECTS ON ADJACENT PROPERTIES.

Virginia M. Peters
Notary Public

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Reuben C. Warshawsky, Manager of MALLINCKRODT RENAISSANCE LLC, an Illinois limited liability company, 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, being thereunto duly authorized, signed and delivered said instrument as the free and voluntary act of said company and as his own free and voluntary act, for the uses and purposes set forth therein.

Given under my hand and notarial seal on this 26th day of May, 2010.

My commission expires:
1/20/2013

Cordell W. Cooper
Notary Public
"OFFICIAL SEAL"
Cordell W. Cooper
Notary Public, State of Illinois
Cook County
My Commission Expires 01-20-2013

UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

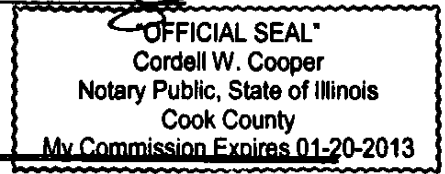
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that David E. Rosen, Manager of MALLINCKRODT RENAISSANCE LLC, an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he, being thereunto duly authorized, signed and delivered said instrument as the free and voluntary act of said company and as his own free and voluntary act, for the uses and purposes set forth therein.

Given under my hand and notarial seal on this 26th day of May, 2010.

My commission expires:

1/20/2013

[Signature]
Notary Public



After Recording Mail to:

Send Subsequent Tax Bills to:

Virginia Peters
1041 Ridge Rd #107
Wilmette IL 60091

This Instrument Was Prepared by:
Whose Address Is:

Horwood Marcus & Berk Chartered
180 N. LaSalle Street, Suite 3700, Chicago, IL 60601

Village of Wilmette
Real Estate Transfer Tax \$400.00
400 - 2360 Issue Date MAY 25 2011
Village of Wilmette
Real Estate Transfer Tax \$300.00
300 - 4014 Issue Date MAY 25 2011

Village of Wilmette
Real Estate Transfer Tax \$20.00
Twenty - 475 Issue Date MAY 25 2011
Village of Wilmette
Real Estate Transfer Tax \$6.00
Six - 344 Issue Date MAY 25 2011