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GEORGE E. COLE®
LEGAL FORMS

No. 808-REC
May 1996



Doc#: 1117418044 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/23/2011 03:43 PM Pg: 1 of 4

WARRANTY DEED Statutory (Illinois) (Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

Above Space for Recorder's use only

THE GRANTOR Randy S Yaffe, a married person,

of the Village of Long Grove County of Lake State of Illinois for and
in consideration of Ten (\$10.00) and ----- .00/100 DOLLARS, and other good
and valuable considerations ----- in hand paid,

CONVEY s ----- and WARRANT s ----- to

Franklinville Road Partnership, LLC, 5871 Teal Lane, Long Grove, IL, 60047

(Name and Address of Grantee)

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s) -----;

-----; and to General Taxes for 2010 and subsequent years.

Permanent Real Estate Index Number(s): 17-09-241-036-1038

Address(es) of Real Estate: 545 N. Dearborn Street, Unit W1208, Chicago, IL. 60610

Dated this 23rd day of June, 2011

Randy S. Yaffe

(SEAL)

(SEAL)

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

(SEAL)

(SEAL)

Exempt under the provisions of Paragraph (e),
Section 31-45, of the Property Tax Code

Date: June 23, 2011

Transferor OR AGENT

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Warranty Deed

Individual to Individual

Randy S Yaffe

TO

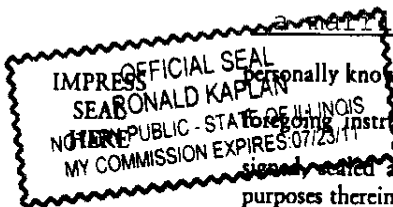
Franklinville Road Partnership, LLC

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office

THIS IS NOT A HOMESTEAD PROPERTY

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Randy S Yaffe a married person



personally known to me to be the same person _____ whose name _____ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he _____ signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 23rd day of June 2011
Commission expires _____ 20 _____

NOTARY PUBLIC

This instrument was prepared by Ronald Kaplan, 134 N. La Salle, #1710, Chicago IL. 60602
(Name and Address)

MAIL TO: { Randy Yaffe
(Name)
5871 Teal Lane
(Address)
Long Grove, IL. 60047
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: PARCEL 1

Unit W1208, in The Residences at Grand Plaza Condominium, as delineated on a plat of survey of the following described tract of land: Lots 4A and 4B, in the Subdivision at Grand Plaza, as said lots are located and delineated both horizontally and vertically in said subdivision, being a resubdivision of all of Block 25, in Kinzie's Addition to Chicago, in Section 10, also of Block 16 in Wolcott's Addition to Chicago, in Section 9, and also all of the vacated alley, 18 feet wide, in said Blocks 16 and 25 heretofore described, all in Township 39 North, Range 14 East of the Third Principal Meridian, according to the plat thereof recorded December 29, 2003, as document no. 0526327024 which plat of survey is attached as Exhibit "A" to the declaration of condominium ownership recorded October 26, 2005, as document 0529910137, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook county, Illinois.

PARCEL 2:

Easement for the benefit of Parcel 1 as contained in Article 3.4 of the Declaration of Covenants, Conditions, Restrictions and Easements recorded August 3, 2005 as document 0521518064.

Permanent Index No. 17-09-241-036-1038

Property Address: 545 North Dearborn Street, Unit W1208, Chicago, Illinois 60610

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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated June 23, 20 11

Signature: *Randy S. Yaffe*
Grantor or Agent

Subscribed and sworn to before me
By the said RONALD KAPLAN
This 23 day of June, 20 11
Notary Public *[Signature]*
OFFICIAL SEAL
RONALD KAPLAN
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 07/23/11

The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date June 23, 20 11

Signature: *Randy S. Yaffe*
Grantee or Agent

Subscribed and sworn to before me
By the said Randy S. Yaffe
This 23 day of June
Notary Public *[Signature]*
OFFICIAL SEAL
RONALD KAPLAN
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 07/23/11

Note: Any person who knowingly submits a false statement concerning the identity of a **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)