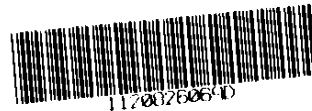


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633171 1/4



**PREPARED BY:**

Abraham Trieger, Esq.  
Levenfeld Pearlstein, LLC  
2 North LaSalle Street  
Suite 1300  
Chicago, Illinois 60602

Doc#: 1120826069 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/27/2011 09:40 AM Pg: 1 of 4

**WHEN RECORDED RETURN TO**

Mr. Philip Stamatakis  
5000 South East End Avenue, Unit 21A  
Chicago, Illinois 60615

(Above Space for Recorder's use only)

**SPECIAL WARRANTY DEED**

THE GRANTOR, FIVE THOUSAND EAST END AVENUE BUILDING CORPORATION, AN ILLINOIS CORPORATION, whose address is 5000 South East End Avenue, Chicago, Illinois 60615, for and in consideration of TEN AND 00/100 DOLLARS, and other good and valuable consideration in hand paid, GRANTS BARGAINS AND CONVEYS to Philip Stamatakis, whose address is 5000 South East End Avenue, Unit 21A, Chicago, Illinois 60615, all interest in the real estate legally described on Schedule 1 attached hereto, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

The Grantor will warrant and defend the Real Estate described above against all persons lawfully claiming by, through or under Grantor. And Grantor for itself, and its successors, does covenant, promise and agree, to and with Grantee, its heirs and assigns, that it has not done or suffered to be done, anything whereby the Property hereby granted is, or may be, in any manner encumbered or charged, subject however, to (a) all real estate taxes and assessments not yet due and payable; and (b) all easements, covenants, conditions, restrictions and other matters of record.

THE PROPERTY CONVEYED HEREBY IS SOLD IN ITS "AS IS", "WHERE IS" CONDITION WITHOUT ANY EXPRESS OR IMPLIED REPRESENTATION OR WARRANTY OF ANY KIND WHATSOEVER, EXCEPT AS SPECIFICALLY PROVIDED ABOVE.

PIN(s) and Common Address: See Schedule 1.

SEND ALL FUTURE REAL ESTATE TAX BILLS TO GRANTEE AT ITS ADDRESS SET FORTH ABOVE.

[SIGNATURES CONTINUE ON NEXT PAGE]

STEWART TITLE COMPANY  
2055 West Army Trail Road, Suite 110  
Addison, IL 60101  
630-889-4000

S Y  
P 4  
S N  
SC Y  
INT Y

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The undersigned hereby declares that the attached represents a transaction exempt under the provisions of 35 ILCS 200/31-45 (E), Real Estate Transfer Tax Act.

Date: July 12, 2011

Robert G. Miller Treasurer  
Grantor or Representative

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the 12 day of July, 2011.

GRANTOR:

FIVE THOUSAND EAST END AVENUE  
BUILDING CORPORATION, an Illinois  
corporation

By: Robert G. Miller  
Name: ROBERT G. Miller  
Title: Treasurer

STATE OF ILLINOIS )  
                                  ) ss.  
COUNTY OF COOK    )

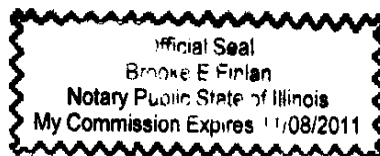
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Robert Miller, the Treasurer of Five Thousand East End Avenue Building Corporation, an Illinois Corporation, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument in such capacity, appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 12 day of July, 2011.

Broke E. Finlan  
Notary Public

My Commission Expires: 11/08/2011

(Seal)



# UNOFFICIAL COPY

## SCHEDULE 1

### LEGAL DESCRIPTION

UNIT 21A, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING PARCELS OF REAL ESTATE, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE CORRESPONDING 5000 EAST END CONDOMINIUM ASSOCIATION, PURSUANT TO THAT CERTAIN DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS DATED DECEMBER 2, 2010, AND RECORDED ON DECEMBER 15, 2010 AS DOCUMENT 1034929068, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN SAID DECLARATION AS AMENDED FROM TIME TO TIME:

**PARCEL 1:**

THE EAST 107 FEET OF THE NORTH 140 FEET OF BLOCK 5 IN CHICAGO BEACH ADDITION, BEING A SUBDIVISION OF LOT "A" IN BEACH HOTEL COMPANY'S CONSOLIDATION OF CERTAIN TRACTS IN FRACTIONAL SECTION 11 AND SECTION 12, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

THE WEST 107 FEET OF THE SOUTH 125 FEET OF BLOCK 6 IN CHICAGO BEACH ADDITION, BEING A SUBDIVISION OF LOT "A" IN BEACH HOTEL COMPANY'S CONSOLIDATION OF CERTAIN TRACTS IN FRACTIONAL SECTION 11 AND SECTION 12, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 3:**

THE EAST 107 FEET OF THE SOUTH 125 FEET OF BLOCK 6 IN CHICAGO BEACH ADDITION, BEING A SUBDIVISION OF LOT "A" IN BEACH HOTEL COMPANY'S CONSOLIDATION OF CERTAIN TRACTS IN FRACTIONAL SECTION 11 AND SECTION 12, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: Unit 21A, 5000 South East End Avenue, Chicago, Illinois

PIN: 20-12-102-004-0000  
20-12-102-006-0000  
20-12-104-002-0000

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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.

### GRANTOR OR AGENT:

Dated: July 12, 20 11

Name: Paul A. Finlan

Subscribed and sworn to before me this 12 day of July, 20 11

Brooke E. Finlan  
Notary Public

My Commission Expires: 11/08/2011 (Seal)



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 and hold title to real estate under the laws of the State of Illinois.

### GRANTEE OR AGENT:

Dated: 7/12/11, 20 11

Name: Paul A. Finlan

Subscribed and sworn to before me this 12 day of July, 20 11

Brooke E. Finlan  
Notary Public

My Commission Expires: 11/08/2011 (Seal)



**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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)