

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 1127834036 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/05/2011 01:15 PM Pg: 1 of 3

10 of 3

GREENWOOD, BERKELEY, ELLIS, LLC, an Illinois limited liability company ("**Grantor**") for and in consideration of **TEN DOLLARS (\$10.00)**, and other good and valuable consideration in hand paid, **GRANTS, BARGAINS and SELLS** to **JANET M SMITH** ("**Grantee**") the following Real Estate situated in the County of Cook in the State of Illinois, as more particularly described on Exhibit A, attached hereto.

SAY 213046

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE PROPERTY, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM DATED AS OF JULY 2, 2008 AND RECORDED WITH THE COOK COUNTY RECORDER OF DEEDS AS DOCUMENT NUMBER 0819039039, AS AMENDED, 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. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

CTZ

Subject to: (a) general real estate taxes not yet due and payable at the time of closing, including, special taxes and assessments; (b) public, private, utility and draining easements of record, if any; (c) applicable zoning and building laws or ordinances; (d) building lines; (e) covenants, conditions and restrictions of record, including, without limitation and if applicable, Agreement for the Sale and Redevelopment of Land, dated November 8 2006 and Recorded as Document No. 0703231030; (f) road and highways; (g) acts done or suffered by Grantee; and (h) Declaration of Condominium, including exhibits and amendments thereto (if any).

PIN: 20-02-303-062-1006 Address: 4310-12 South Greenwood, Unit 3N, Chicago, Illinois 60615

DATED this 25th day of August, 2011.

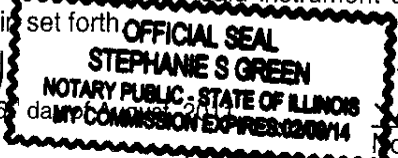
GREENWOOD, BERKELEY, ELLIS, LLC
an Illinois limited liability company

By:
Michael A. Mitchell, Manager

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 Michael A. Mitchell, Manager of Greenwood, Berkeley, Ellis, LLC, personally known to me to be the same person whose name is subscribed to 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 on behalf of the Grantor, for the uses and purposes therein set forth.

25th day of August 2011

Given under my hand and official seal, this 25th day of August 2011.



Notary Public

This instrument was prepared by: Albert, Whitehead, P.C., 10 North Dearborn, Suite 600, Chicago, IL 60602

MAIL TO:
Joan D Clay
6011 S. Dearborn Ave #20
Chicago IL 60637


SEND SUBSEQUENT TAX BILLS TO:
Janet M Smith
4310 S Greenwood # 3N
Chicago IL 60653



Box 334

C.F.
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Property of Cook County Clerks Office

REAL ESTATE TRANSFER		09/30/2011
	CHICAGO:	\$915.00
	CTA:	\$366.00
	TOTAL:	\$1,281.00
20-02-303-062-1006 20110801601179 7G6S5Y		

REAL ESTATE TRANSFER		09/30/2011
 	COOK	\$61.00
	ILLINOIS:	\$122.00
	TOTAL:	\$183.00
20-02-303-062-1006 20110801601179 KSYR5L		

ARJ MARRA
 CLERK OF COOK COUNTY
 10000 W. 95th St. | Chicago, IL 60632
 (773) 399-2000 | www.cookcountyil.gov

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1: UNIT 3N IN THE 4310-4312 GREENWOOD CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1, 2 AND THE NORTH 8.99 FEET OF LOT 3 IN OTIS' SUBDIVISION OF THE SOUTH 2 FEET OF LOT 4 AND LOTS 5 TO 8 IN THE SUBDIVISION OF THE NORTH 3.79 CHAINS OF BLOCK 2 IN THE SUBDIVISION BY THE EXECUTORS OF E. K. HUBBARD OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 8, 2008 AS DOCUMENT NUMBER 0819039039 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-6, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0819039039.

PIN: 20-02-303-062-1006

Address: 4310-12 South Greenwood, Unit 3N, Chicago, Illinois

Cook County Clerk's Office