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95776645

WARRANTY DEED

THE GRANTOR(S)

Bucktown Park Condominium
Limited Partnership, an
Illinois Limited Partnership

DEPT-01 RECORDING \$27.00
 T#0012 TRAN 7575 11/09/95 14157100
 #3951 # CG #-95-776645
 COOK COUNTY RECORDER

limited partnership created and existing under and by virtue of the laws of Illinois and duly authorized to transact business in the State of Illinois for and in consideration of Ten and no/100 (\$10.00) DOLLARS, in and paid, and pursuant to authority given by the General Partner of said partnership, CONVEY(S) and WARRANT(S) to

LEE E.C. LEIBIG III AND NANCY K. LEIBIG, HIS WIFE
2050 Mohawk
Chicago, IL 60614

2700

not in Tenancy in Common, ^{not} but in JOINT TENANCY with rights of survivorship, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

but as Tenants by the Entirety

Unit Numbers 201, P201 & P322 in Bucktown Park Condominium as Delineated on a survey of the following described real estate:

Parcel 1:

Lots 1 to 4 (and the West 1/2 of Vacated Alley lying East of and adjoining said Lots 1 to 4) and Lots 21 to 25 (also the East 1/2 of vacated alley lying west and adjoining said lots 21 to 25) in subdivision of lots 30 to 53 inclusive, and of Lots 67 to 90, inclusive, in Chicago Land Company's Subdivision of Block 38 of Sheffield's Addition to Chicago in Section 31, Township 40 North, Range 14, EP;

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Parcel 2:

Lot 28 (except the North 16 Feet thereof) and Lot 29 (also the West 1/2 of vacated alley lying East of and adjoining said Lot 29) in subdivision of blocks 17, 18, 20, 21 (except Lots 1, 6 and 12 in said Blocks 21, 23, 28, 29, 30, 31, 32 (except Lots 1, 2, 3, 6 and 7 in said Block 32) 33, 38, 39, 40 and 41 of Sheffield's Addition to Chicago, in Section 31, Township 40 North, Range 14, East of the Third Principal Meridian;

Which survey is attached as exhibit "A" to the Declaration of

BOX 333-CTI

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069550
 STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 NOV-1995 DEPT. OF REVENUE 178.50

Cook County
 REAL ESTATE TRANSFER TAX
 NOV-1995 DEPT. OF REVENUE 89.25

CHICAGO
 REAL ESTATE TRANSACTION TAX
 900-

CHICAGO
 REAL ESTATE TRANSACTION TAX
 438.75

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Condominium Recorded as Document Number 95412572 together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Subject to: General Real Estate Taxes for 1994 and subsequent years; private, public and utility easements; applicable zoning and building laws and ordinances; all rights, easements, restrictions, conditions and reservations contained in the Declaration and a reservation by the Trustee to itself and its successors and assigns, for the benefit of all Unit Owners at the Condominium, of the rights and easements set forth in the Declaration; provisions of the Act and Code; such other matters as to which Chicago Title Insurance Co. commits to insure the Buyer against loss or damage; acts of the Buyer; encroachments, if any, provided such encroachments are insured over by the title insurer for both Owners and Lender's policies; covenants, conditions, restrictions, permits, easements and agreements of record;

Provided that none of which shall interfere with nor restrict the use of the property as a residential condominium or parking space.

Permanent Real Estate Index Number(s): 14-31-408-016 and 14-31-408-030
Address of Real Estate: 4630 N. Winchester Unit 201, P201 and P322, Chicago, IL 60622

Grantor also hereby Grants to the Grantee, its successors and assigns, as rights and easements appurtant to the above described real estate, the rights and easements 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.

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.

In Witness Whereof, said Grantor has caused its corporate seal to be affixed, and has caused its name to be signed to these presents by its General Partner this 13th day of October, 1995.

Bucktown Park Condominium Limited Partnership,
an Illinois Limited Partnership

By: _____

Bucktown Park, Inc., an Illinois Corporation
Its: General Partner

State of Illinois, County of Cook ss. I, the undersigned a Notary Public in

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and for said County, in the State aforesaid, DO HEREBY CERTIFY that

personally known to me to be the General Partner of the Bucktown Park Condominium Limited Partnership, an Illinois Limited Partnership and 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 severally acknowledged that as such General Partner signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Managing Director of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 13th day of October, 1995.

Commission expires 2/1

1998

Patricia L. Corrigan
Notary Public

This instrument was prepared by Charles L. Michod, Kelly, Olson, Michod, Rogan & Siepker, 181 W. Madison Suite 3550, Chicago, IL 60602

Joan M. Ferraro

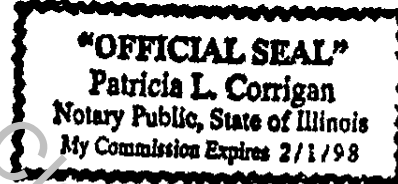
(Name)

Mail To: 1616 North Damen Avenue Ste. 100

(Address)

Chicago, IL 60647

(City, State and Zip)



Tax Bills to: Lee and Nancy Leibig
1830 N. Winchester Unit 201
Chicago, IL 60622

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