

UNOFFICIAL COPY

95126763

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE
FEB 17 95
PB. 11193

177.00

95126763

WARRANTY DEED

STATUTORY (ILLINOIS)
CORPORATION TO INDIVIDUAL

DEPT-01 RECORDING \$25.00
T#0012 TRAN 2716 02/23/95 11:19:00
#0530 AH *-95-126763
COOK COUNTY RECORDER

COOK
CO. NO. 015

7532105 7 J. Walnut Nth
95002479

061101

THE GRANTOR, Oakclub Limited Partnership, a Delaware limited partnership, for and in consideration of the sum of TEN (\$10.00) and 00/100-----DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO

CHAKRA KUNDA
of 1115 W. 31ST, #2, CHICAGO, IL 60608

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 17-04-431-002, 17-04-431-012, 17-04-431-016, 14-04-431-017, 17-04-431-018

Address of Real Estate: 930-I N. CLARK ST., Chicago, IL 60610

In Witness Whereof, said Grantor has caused its name to be signed to these presents by Daniel E. McLean, President of OAK CLUB, INC., an Illinois corporation, its general partner and attested by Marilyn Walsh, Assistant Secretary of OAK CLUB, INC., this 15th day of February, 1995

OAKCLUB LIMITED PARTNERSHIP,
a Delaware limited partnership

By: OAK CLUB, INC., an Illinois Corporation,
its General Partner

By: [Signature]
Daniel E. McLean, President

Attest: [Signature]
Marilyn Walsh, Assistant Secretary

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
FEB 17 95
PB. 11193
073884
999.00

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
FEB 17 95
PB. 11193
073885
999.00

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
FEB 17 95
290.00
145.00
Cook County Clerk's Office

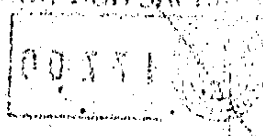
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CITY OF CHICAGO
 REAL ESTATE
 WARRANTY DEEDS
 STATUTORY (ILLINOIS)
 CORPORATION TO INDIVIDUAL



TO HAVE AND TO HOLD unto the said GRANTEE, his heirs and assigns forever, all that certain parcel of land, situate, lying and being in the County of Cook, State of Illinois, to-wit:

Lot 12, Block 1, East 12th Street, Chicago, Illinois

THE GRANTEE, COOKING LIMITED PARTNERSHIP, a Delaware limited partnership, for and in consideration of the sum of TEN (\$10.00) and no part thereof, to have and to hold unto the said GRANTEE, his heirs and assigns forever, all that certain parcel of land, situate, lying and being in the County of Cook, State of Illinois, to-wit:

CHICKEN KITCHEN
 317 W. 1ST ST., CHICAGO, ILL. 60608

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Address of Real Estate: 330-1 N. CLARK ST., CHICAGO, ILL. 60610

In Witness Whereof, said GRANTEE has caused its name to be signed to these presents by Daniel E. McLean, President of OAK CLUB, INC., an Illinois corporation, its general partner and attested by Marilyn Welsh, Assistant Secretary of OAK CLUB, INC., this 15th day of February, 1955.

OAK CLUB LIMITED PARTNERSHIP
 a Delaware limited partnership

BY: OAK CLUB, INC., an Illinois Corporation
 Its General Partner

Daniel E. McLean, President

Marilyn Welsh, Assistant Secretary

STATE OF ILLINOIS
 DEPARTMENT OF REVENUE
 CHICAGO, ILLINOIS
 39787156

COOK COUNTY CLERK OF COURTS
 CHICAGO, ILLINOIS

COOK COUNTY CLERK OF COURTS
 CHICAGO, ILLINOIS

UNOFFICIAL COPY

State of Illinois, County of COOK, ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Daniel E. McLean personally known to me to be the President of OAK CLUB, INC., and Marilyn Walsh personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as the President and Assistant Secretary, they signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as their 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, on February 15, 1995.

IMPRESS
NOTARIAL SEAL
HERE

" OFFICIAL SEAL "
JACALYN M. FINKEL
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 2/25/96


Notary Public

My Commission Expires

This instrument was prepared by Anne B. Cotter, 1337 W. Fullerton, Chicago, Illinois 60614.

95128763

Mail to: ANDREW M. CARTER ESQ
323 S. HALE STREET
WINSTON, IL
60187

Send subsequent Tax Bill To:
CHAKRA KUNDA
930 I N CLARK STREET
CHICAGO, IL
60610

BOX 333-CTI

UNOFFICIAL COPY

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Daniel E. McLeod personally known to me to be the President of OAK CLUB, INC., and Marilyn Walsh personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and solemnly acknowledged that as the President and Assistant Secretary, they signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation as their 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, on February 15, 1992.

[Signature]
 Notary Public

IMPRESS
 POTENTIAL SEAL
 ILLINOIS
 STATE OF ILLINOIS
 COUNTY OF COOK
 DANIEL E. McLEOD
 MARILYN WALSH

My Commission Expires

This instrument was prepared by Anne S. Cobble, 3117 W. Ridgeway, Chicago, Illinois 60644.

02170003

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Daniel E. McLeod personally known to me to be the President of OAK CLUB, INC., and Marilyn Walsh personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and solemnly acknowledged that as the President and Assistant Secretary, they signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

BOX 000 170

UNOFFICIAL COPY

LEGAL DESCRIPTION

PARCEL 1:

UNIT 33-C IN The Oak Club Condominium AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PORTIONS OF LOTS AND VACATED ALLEY IN SOUTHWORTH AND HOLMES SUBDIVISION OF THE NORTH 1/2 OF BLOCK 11 OF BUSHNELL'S ADDITION TO CHICAGO AND PORTIONS OF LOTS AND VACATED ALLEY IN THE SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 11 OF BUSHNELLS ADDITION TO CHICAGO, ALL IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT E TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 16, 1994 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 04052419, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT 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.

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR 1994 AND SUBSEQUENT YEARS; ZONING AND BUILDING LAWS OR ORDINANCES; ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND RESERVATIONS OF RECORD OR CONTAINED IN THE DECLARATION AND ANY AMENDMENTS THERETO AND A RESERVATION BY THE OAK CLUB CONDOMINIUM ASSOCIATION TO ITSELF AND ITS SUCCESSORS AND ASSIGNS, FOR THE BENEFIT OF ALL UNIT OWNERS OF THE CONDOMINIUM, OF THE RIGHTS AND EASEMENTS SET FORTH IN THE DECLARATION, AND ANY AMENDMENTS THERETO. UTILITY EASEMENTS OF RECORD PROVIDED THE FOREGOING PROPERTY DOES NOT ENCROACH THEREON; AND PROVISIONS OF THE CONDOMINIUM PROPERTY ACT OF ILLINOIS.

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LEGAL DESCRIPTION

PAGE 11

UNIT 22-C IN THE OAK CLUB CONDOMINIUM AS Delineated ON A PLAN OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PORTIONS OF LOTS AND VACATED ALLEY IN COLUMBIA AND HOMER SUBDIVISION OF THE NORTH 1/2 OF BLOCK 11 OF BUSHWELL'S ADDITION TO CHICAGO AND PORTIONS OF LOTS AND VACATED ALLEY IN THE SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 11 OF BUSHWELL'S ADDITION TO CHICAGO, ALL IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 4, TOWNSHIP 22 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN

WHICH PLAN OF SURVEY IS ATTACHED AS EXHIBIT E TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 12, 1994 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 048525, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THE INDIVIDUAL MEMORANDUMS INTEREST IN THE COMMON ELEMENTS.

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM; AFFORSAID, 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 THROUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR 1994 AND SUBSEQUENT YEARS; ZONING AND BUILDING LAWS OR ORDINANCES; ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND PRESERVATIONS OF RECORD OR CONTAINED IN THE DECLARATION AND ANY AMENDMENTS THERETO AND A RESERVATION BY THE OAK CLUB CONDOMINIUM ASSOCIATION TO ITSELF AND ITS SUCCESSORS AND ASSIGNS, FOR THE BENEFIT OF ALL UNIT OWNERS OF THE CONDOMINIUM, OF THE RIGHTS AND EASEMENTS SET FORTH IN THE DECLARATION, AND ANY AMENDMENTS THERETO, UTILITY EASEMENTS OF RECORD PROVIDED THE FOREGOING PROPERTY DOES NOT ENCROACH THEREON; AND PROVISIONS OF THE CONDOMINIUM PROPERTY ACT OF ILLINOIS;

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