

# UNOFFICIAL COPY

WARRANTY DEED

96513778

GRANTOR, EAST PRAIRIE TOWNHOMES, INC., an Illinois corporation duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the terms of the Joint Venture Agreement, CONVEYS and WARRANTS to

Thomas Macclaro  
1029 Charlela Lane #212  
Elk Grove, IL 60007

23<sup>00</sup>  
P 20<sup>00</sup>

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

PARCEL 1: THE NORTHERLY 25.30 FEET OF LOT 1 IN NEW PRAIRIE RESUBDIVISION OF PART OF THE NORTH 1/2 OF SECTION 14 TOWNSHIP 41 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER AND UPON PART OF THE OUTLOT AS CREATED BY DECLARATION RECORDED AS DOCUMENT #96501727, AS AMENDED FROM TIME TO TIME, AND BY DEED RECORDED AS DOCUMENT

#96513777

GRANTOR ALSO HEREBY GRANTS TO THE 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 NEW PRAIRIE TOWNHOME DEVELOPMENT DECLARATION AS AMENDED, 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 HEREIN.

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.

Permanent Real Estate Index Number(s): 10-14-225-025-0000

Address of Real Estate: 215 East Prairie, Skokie, Illinois

DEPT-01 RECORDING \$23.00  
T#0012 TRAN 1207 07/03/96 15:51:00  
48697 PER \*--96-513778  
COOK COUNTY RECORDER  
DEPT-10 PENALTY \$20.00

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its president this 29th day of April, 1996.

East Prairie Townhomes, Inc.

By: [Signature]  
Its: President, Larry Gould

CORPORATE SEAL

This instrument was prepared by:

Hilary L. Gould, Esq.  
Sklodowski, Franklin, Puchalski & Reimer  
111 West Washington Street, Ste. 1000  
Chicago, IL 60602.

SUBSCRIBED AND SWORN to before me this 29th day of April, 1996

[Signature]  
Notary Public

" OFFICIAL SEAL "  
HEIDI WEITMANN COLEMAN  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 1/30/97

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: JUDITH L. JOHNSON  
3756 Archer Ave, Chicago, IL 60630

Thomas Macclaro  
9215 East Prairie Rd  
Skokie, IL 60076

BOX 333-CTI

44 23  
5887896 / 768285  
7605465  
3509652096 01

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VILLAGE of SKOKIE, ILLINOIS

Economic Development Tax  
Skokie Code Chapter 10  
Amount: \$489 PAID: Skokie  
Office

28 JUN 96

96513778

REAL ESTATE TRANSACTION TAX  
COOK COUNTY  
REVENUE  
STAMP JUL-96  
PA. 11424



106725

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
JUL-96  
PA. 10476



077383

CO. NO. 015