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Book County Recorder

WARRANTY DEED

ILLINOIS STATUTORY

(Limited Liability Company to Individual)
MAIL TO: TWENESIA CHUA

1170 711 100030

RECORDER'S STAMP

THE GRANTOR. RIVER'S EDGE, L.L.C., a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of ten and 00/100 dollars, in hand paid, and pursuant to authority given by the Members of said company, CONVEYS and WARRANTS to:

THERESIA SCHWAB 2902 N. Louis Avenue, Chicago, IL 60641

(NAME AND ADDRESS OF GRANTEE)

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

UNIT 4-508 TOGETHER WITH 'TS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN RIVER'S EDGE CONDOMINIUM NUMBER 1 AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 95803644 AND AS AMENDED FROM TIME TO TIME, IN THE NORTHEAST QUARTER OF SECTION 10, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE PIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASIMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

GRANTOR ALSO HEREBY GRANTS AND ASSIGNS TO GRANTEE, THEIR SUCCESSORS AND ASSIGNS, PARKING SPACE NUMBER P4-25 AND STORAGE SPACE NUMBER S4-25, AS A LIMITED COMMON ELEMENT AS SET FORTH AND PROVIDED IN THE AFOREMENTIONED DECLARATION OF CONDOMINIUM.

Permanent Real Estate Index Number(s):

13-10-200-015-0000

Address of Real Estate:

5340 N. Lowell Avenue, Chicago, IL 60630

528761T

SAS.A DIVISION OF INTERCOUNTY

UNOFFICIAL COP\$\$90251 Fage

In Witness Whereof, said Grantor has caused its name to be signed to these presents this 30th day of June, 1998.

RIVER'S EDGE, L.L.C.

By: Norwood Builders, Inc., its Manager

By:

Président

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 Bruce J. Adreani personally known to me to be the President of Norwood Builders, Inc., the Manager of River's Edge, L.L.C. 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 acknowledged that as such President, he signed and aclivered the said instrument pursuant to authority given by the Board of Directors of said corporation as his free and voluntary act, and as the free and voluntary act and deed of said corporation on behalf of River's Edge, L.L.C., for the uses and purposes therein set forth.

Given under my hand and notarial seal this 30th day of June, 1998.

Susan Glowa, Notary Public

My Commission Expires: April 2, 2002

"OFFICIAL SEAL"
SUSAN GLOWA
Notary Public, State of Illinois
My Commission Expires April 2, 2002

CITY OF CHICAGO
TRANSFER STAMP

This instrument was prepared by James R. Duerr, 7458 N. Harlem Avenue, Chicago, IL 60631.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55 ILCS5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).



CITY OF CHICAGO Property of Cook County Clerk's Office

REAL ESTATE TRANSACTION TAX 720806

UNOFFICIAL COPY

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