

WARRANTY DEED STATUTORY (ILLINOIS) (LIMITED LIABILITY COMPANY TO INDIVIDUAL)

Susan M. Allen

THE GRANTOR, 1801 WINNEMAC, L.L.C., an Illinois Limited Liability Company, of the City of Chicago, State of Illinois for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEY AND WARRANT TO: Raymond P. Willis and James E. Cowhey of 5547 N. Lakewood, Chicago, Illinois 60640, not as tenants in common, but as joint tenants with right of survivorship, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number (s): 14-07-412-004-0000

Address of Real Estate: 1801-11 W. Winnemac, Unit 1807-H, Chicago, Illinois (above space for recorder only)

SUBJECT TO: Covenants, conditions and restriction of record and General Taxes for 1997 and subsequent years.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Managing Member this 1st day of October, 1998.

1801 Winnemac, L.L.C., an Illinois Limited Liability Company

BY: Enterprise Winnemac, L.L.C. Managing Member

BY: Ronald Shipka, Sr. Managing Member

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State of Illinois ) ) ss County of Cook )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Ronald Shipka, Sr., Managing Member of Enterprise Winnemac, L.L.C. who his the Managing Member of 1801 Winnemac, L.L.C., 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purpose therein set forth.

Given under my hand and official seal, this 1st day of October, 1998

OFFICIAL SEAL Notary Public Kathleen Burmeister Notary Public, State of Illinois My Commission Expires: 1-14-01

My commission expires:

This instrument was prepared by Brown, Udell & Pomerantz, 2950 N. Lincoln Ave, Chicago, IL.



R. ANTHONY DEFRENCA 1701 E. LARK # 475 ELKHORN, IL 60025

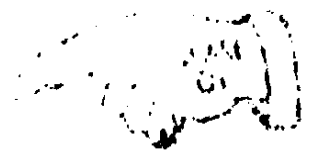
Send subsequent tax bills to:

JAMES E. COWHEY 1807 W. WINNEMAC, UNIT H CHICAGO, IL 60640

STATE OF ILLINOIS Notary Public Seal of Kathleen Burmeister, Commission Expires 1-14-01

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## LEGAL DESCRIPTION

### PARCEL 1:

UNIT 1807 - H IN RAVENSWOOD PARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF LOTS 9-16, INCLUSIVE, IN BLOCK 7 IN L.L. WAHLING'S RESUBDIVISION OF BLOCKS 7, 8, AND 9 IN CLYBOURN'S ADDITION TO RAVENSWOOD IN THE NORTH 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THAT PART OF VACATED NORTH RAVENSWOOD AVENUE LYING BETWEEN ARGYLE AND WINNIMAC AVENUE, ALL TAKEN AS A TRACT, AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST LINE OF VACATED NORTH RAVENSWOOD AVENUE AND THE SOUTH LINE OF W. WINNEMAC AVENUE; THENCE SOUTH ALONG THE EAST LINE OF VACATED NORTH RAVENSWOOD AVENUE, 70.32 FEET; THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED LINE, 8.97 FEET; THENCE NORTH PARALLEL TO THE EAST LINE OF VACATED NORTH RAVENSWOOD AVENUE, 14.08 FEET; THENCE WEST 146.48 FEET TO A POINT 55.37 FEET TO A POINT IN THE SOUTH LINE OF W. WINNEMAC AVENUE AND 75.98 FEET EAST OF THE WEST LINE OF SAID TRACT, THENCE EAST ALONG THE SOUTH LINE OF W. WINNEMAC AVENUE, 155.45 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98878449, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 CREATED BY DECLARATION OF RECIPROCAL EASEMENTS FOR RAVENSWOOD PARK CONDOMINIUM RECORDED SEPTEMBER 30, 1998 AS DOCUMENT 98878448.

1801-1811 West Winnemac, Chicago, Illinois

P.I.N. 14-07-412-004-0000

"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 DECLARATION OF CONDOMINIUM, 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."

"THE 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."

THE TENANT OF UNIT HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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