



99115132

**WARRANTY DEED**

ILLINOIS STATUTORY

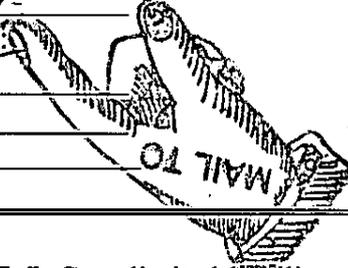
(Limited Liability Company to Individual)

MAIL TO:

GEORGIANA SCHAR  
5340 N. LOWELL Unit 4-502.  
CHICAGO, IL 60630

NAME & ADDRESS OF TAXPAYER:

SAME AS ABOVE



RECORDER'S STAMP

51556995Z Unit A call

3/25/99

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:

**GEORGIANA L. SCHAR**  
**254 W. Ainslie, Chicago, IL 60625**  
*(NAME AND ADDRESS OF GRANTEE)*

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

UNIT 4-502 TOGETHER WITH ITS 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 RIGHTS 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 EASEMENTS 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 P4-42 AND STORAGE SPACE NUMBER S4-42, 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**  
13-10-200-016-0000

Address of Real Estate: **5340 N. Lowell Avenue, Chicago, IL 60630**

SAS-A DIVISION OF INTERCOUNTY

# UNOFFICIAL COPY

In Witness Whereof, said Grantor has caused its name to be signed to these presents this 27th day of January, 1999.

**RIVER'S EDGE, L.L.C.**

By: **Norwood Builders, Inc., its Manager**

By: \_\_\_\_\_

President

STATE OF ILLINOIS )

} ss.

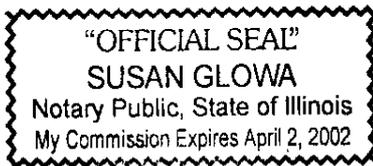
COUNTY OF COOK )

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 delivered 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 27th day of January, 1999.

*Susan Glowa*

Notary Public



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 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

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Property of Cook County Clerk's Office

STANDARD POSTAGE & METS  
FIRST CLASS PERMIT NO. 100 CHICAGO, ILL.  
FEB 19 1999  
STAT. EST. TRANS. TAX 000500  
DEPT. OF REVENUE

COOK COUNTY CLERK'S OFFICE  
FEB 19 1999  
560693

## CITY OF CHICAGO

FEB 19 99 99900

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE 720806

## CITY OF CHICAGO

JAN 89 005

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE 720337

## CITY OF CHICAGO

FEB '90 32470

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE 720806