

WARRANTY DEED

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0010842195

7/7/01 12:18 001 Page 1 of 2  
2001-09-12 10:39:37  
Cook County Recorder 23.00



0010842195

THE GRANTOR,  
SHAHRAM KHAGHANI  
A MARRIED MAN of the City of Chicago  
of the County of Cook, State of Illinois for and  
in consideration of TEN Dollars (\$10.00)  
and other good and valuable consideration,  
in hand paid, CONVEY and WARRANT  
to SAMUEL W. RION III AND KIMBERLY A. DURK  
Husband and Wife, not as Tenant in Common,  
and not as Joint Tenant, but as Tenants by the Entirety  
whose address is: 1658 N. Milwaukee Ave.,  
Chicago, IL 60647 the following Real Estate  
situated in the County of Cook, State of Illinois,  
to wit:

PLEASE SEE LEGAL DESCRIPTION MARKED EXHIBIT "A"  
ATTACHED HERETO AND MADE A PART HEREOF

This is not Homestead property.

SUBJECT TO:

Covenants, conditions, restrictions of record, public and utility easements, applicable, special government taxes, unconfirmed special governmental taxes or assessment, general real estate taxes for the year 2000 and subsequent years.

The tenant of Unit 2 has waived or has failed to exercise the right of first refusal.

Permanent Index Number (PIN): 17-06-129-020-0000  
Address(es) of Real Estate: 1218 N. Damen Ave., Unit 2, Chicago, IL 60639

DATED this 31 day of August, 2001

SHAHRAM KHAGHANI

By: [Signature]  
Farhad Khaghani his Attorney in Fact

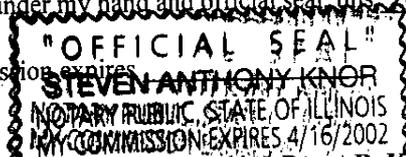
State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that FARHAD KHAGHANI, is 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 instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of homestead right.

BOX 333-CTI

Given under my hand and official seal, this 31 day of August, 2001

Commission expires



[Signature]  
NOTARY PUBLIC

This instrument was prepared by: Barry R. Katz, Deutsch, Levy & Engel, Chartered  
225 W. Washington Street, Suite 1700, Chicago, Illinois 60606.

Send Subsequent Tax Bills to: Samuel W. Rion III, 1218 N. Damen Avenue, #2, Chicago, IL 60639

After Recording Return to: Thomas McCarthy, Bank One Plaza 21 S. Clark St., #3160, Chicago, IL 60603.

1 of 3 CTIC SA 2250024

2/30

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## EXHIBIT "A"

### LEGAL DESCRIPTION

UNIT NUMBER 2 IN THE 1218 NORTH DAMEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:  
 LOT 3 IN THE SUBDIVISION OF LOTS 1 TO 5 IN BLOCK 2 IN WILLIAM D. KERFOOT'S SUBDIVISION OF 4 ACRES IN THE SOUTHEAST CORNER OF THE NORTHWEST QUATER OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.  
 WHICH SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010513209; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PIN NO.: 17-06-129-020-0000

ADDRESS: 1218 North Damen Avenue #2, Chicago, IL 60639

STATE OF ILLINOIS

STATE TAX  SEP. 10. 01

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

# 0000016670

REAL ESTATE TRANSFER TAX
00355.00
FP 102608

COOK COUNTY

COUNTY TAX  SEP. 10. 01

REAL ESTATE TRANSACTION TAX REVENUE STAMP

# 0000016836

REAL ESTATE TRANSFER TAX
00177.50
FP 102802

CITY OF CHICAGO

CITY TAX  SEP. 10. 01

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

# 0000007465

REAL ESTATE TRANSFER TAX
02662.50
FP 102805

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