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03/09/07 05 001 Page 1 of 4
2000-03-09 11:39:02
Cook County Recorder 27.00



**WARRANTY DEED
STATUATORY OF ILLINOIS
(Corporation to Individual)**

.....
THE GRANTOR,
A & J DEVELOPMENT GROUP, INC.
A corporation created and existing
Under and by virtue
Of the laws of the
State of Illinois, for
And in consideration of
TEN DOLLARS (\$10.00),
In hand paid, and pursuant
To authority given by the
Board of **A & J DEVELOPMENT GROUP, INC.**
Of said corporation,
CONVEY and WARRANT to

D.
BRIAN AGNE
4842 N. Hermitage
Chicago, Illinois 60640

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The following described real estate situated in the County of COOK in the State of Illinois, to wit;

LEGAL DESCRIPTION HEREBY ATTACHED

Hereby releasing and waiving all rights under and by virtue of the Homestead exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD** said premises as Individual

PERMANENT REAL ESTATE INDEX NUMBER: 14-07-418-001-0000

**ADDRESS OF REAL ESTATE: 4917 WOLCOTT UNIT 3A
CHICAGO, IL. 60640**

*** The Tenant of the above unit has waived or failed to exercise the right to first refusal***

"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, 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 therein.

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."

BOX 333-CTI

In Witness Whereof, said Grantor has caused it corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Vice President, this 3 day of MARCH, 2000.

Alex Vaisman

By: Alex Vaisman

Jacob Bletnitsky

By: Jacob Bletnitsky

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 ALEX VAISMAN AND JACOB BLETNITSKY are personally known to me to be the President and Vice President respectively of A & J DEVELOPMENT GROUP, INC., an Illinois Corporation, and ARE personally known to me to be the same persons whose names ARE subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, THEY signed, sealed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 3 day of MARCH, 2000.

Shari A. Hickey
Notary Public

Commission Expires:

4-6-03



MAIL TO

Cherie E. Thompson, Esq.
19 S. LaSalle, suite 801
Chicago, IL 60603
~~BRIAN AGNE~~

SEND TAX BILLS TO

BRIAN AGNE
4917 N. Wolcott #3A
Chicago, IL 60640

~~4842 N. Halsted
Chicago, IL 60640~~

COOK CO. NO. 015
1 2 2 2 0 1
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
P.S. 10776 MAR-8'00 DEPT. OF REVENUE 143.00

1 4 8 8 2 6
Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP MAR-8'00
P.B. 11424 71.50

★ 0 8 8 5 4 1 ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE MAR-8'00
P.B. 11187 000.00

★ 0 8 8 5 4 2 ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE MAR-8'00
P.B. 11187 172.50

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PROPERTY DESCRIPTION

Commitment Number: KL570849

The land referred to in this Commitment is described as follows:

UNIT 4917-3A IN THE WOLCOTT VILLAGE OF RAVENSWOOD CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF LOTS 1 TO 6, AND ALL OF THE ALLEY VACATED AS DOCUMENT NUMBER 08049033 ALL TAKEN AS A TRACT, IN EMIL G. SKOGLUND'S LINCOLN ARGYLE SUBDIVISION OF THE NORTH 1/2 OF BLOCK 1 IN NORTH RAVENSWOOD SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE CHICAGO AND NORTHWESTERN RAILROAD RIGHT OF WAY) DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE WEST LINE OF SAID TRACT; SAID POINT BEING NORTH 0.00 DEGREES EAST, A DISTANCE OF 565.00 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 6; THENCE NORTH 90.00 DEGREES EAST, A DISTANCE OF 110.00 FEET, THENCE SOUTH 0.00 DEGREES EAST, 337.50 FEET FOR THE PLACE OF BEGINNING, BEING THE SOUTH WEST CORNER OF A TRACT OF LAND RECORDED AS DOCUMENT NUMBER 00037520; THENCE CONTINUING SOUTH 0.00 DEGREES EAST, 70.00 FEET; THENCE NORTH 90.00 DEGREES EAST, 44.25 FEET; THENCE NORTH 0.00 DEGREES WEST, 4.73 FEET; THENCE NORTH 90.00 DEGREES EAST, 18.75 FEET TO THE WEST LINE OF A TRACT RECORDED AS DOCUMENT NUMBER 99306425; THENCE NORTH 0.00 DEGREES 0.00 MINUTES 05.00 SECONDS EAST, ALONG SAID LINE 60.54 FEET TO THE SOUTHEAST CORNER OF SAID TRACT OF LAND RECORDED AS DOCUMENT NUMBER 00037520; THENCE WEST, NORTH, AND WEST ALONG THE SOUTH LINE OF SAID TRACT THE FOLLOWING COURSES AND DISTANCES: NORTH 90.00 DEGREES WEST, 18.75 FEET; THENCE NORTH 0.00 DEGREES EAST, 4.73 FEET; THENCE NORTH 90.00 DEGREES WEST, 44.25 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99009181, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.