

UNOFFICIAL COPY

0020253523

2272/0018 55 001 Page 1 of 3
2002-03-06 08:59:59
Cook County Recorder 25.00



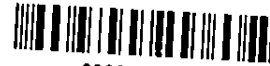
Chicago Title Insurance Company

WARRANTY DEED

ILLINOIS STATUTORY

(Corporation to Individual)

7982839 J 22017496 Bm



0020253523

Handwritten signature/initials

THE GRANTOR, Walton Development Corporation, a corporation 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 TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, **CONVEY(S) and WARRANT(S)** to Christopher D. Mickus and Keeli Ellison Mickus, husband and wife not in tenancy in common, or joint tenancy but as **TENANTS BY THE ENTIRETY (GRANTEE'S ADDRESS)** 1363 N. Bosworth #10, Chicago, Illinois 60622 of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND HEREBY MADE A PART HEREOF.

SUBJECT TO: general real estate taxes not due and payable at the time of Closing, the Illinois Condominium Property Act and the Municipal Code of Chicago, the Declaration of Condominium Ownership and of Easements, Restrictions, covenants and Bylaws for 2657-59 W. Walton Condominium Association, including all amendments and exhibits thereto, applicable zoning and building laws and ordinances, acts done or suffered by Grantee or anyone claiming by, through, or under Grantee, easements, agreements, conditions, covenants and restrictions of record, if any, leases and licenses affecting the Common Elements or Grantee, liens and other matters of title over which the Chicago Title Insurance Company, is willing to insure without cost to Purchaser and encroachments, if any.

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.

Permanent Real Estate Index Number(s): 16-01-421-001-0000
Address(es) of Real Estate: 2657 W. Walton, Unit 3E, Chicago, Illinois 60622

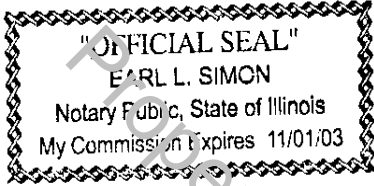
In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its President, and attested by its Assistant Secretary this 26th day of February, 2002.

Walton Development Corporation
By Boris Genkin
Boris Genkin, President
Attest Alexander Modylevsky
Alexander Modylevsky, Assistant Secretary

BOX 333-CTI

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Boris Genkin, personally known to me to be the President of the Walton Development Corporation, and Alexander Modylevsky, personally known to me to be the Assistant Secretary of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Boris Genkin and President they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26th day of February 2007




[Signature] (Notary Public)

Prepared By: Earl L. Simon
5301 W. Dempster
Skokie, Illinois 60077

Mail To:
Paul M. Napski
521 South LaGrange, Suite 203
LaGrange, Illinois 60525

Name & Address of Taxpayer:
Christopher D. Mickus and Keeli Ellison Mickus
2657 W. Walton, Unit 3E
Chicago, Illinois 60622

STATE OF ILLINOIS

STATE TAX  HAR. - 4.02


REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000024074

REAL ESTATE TRANSFER TAX
00250.00
FP 102808

20253523

COOK COUNTY REAL ESTATE TRANSACTION TAX

COUNTY TAX  HAR. - 4.02


REAL ESTATE TRANSFER TAX

0000024141

REAL ESTATE TRANSFER TAX
00125.00
FP 102802

REVENUE STAMP

CITY OF CHICAGO

CITY TAX  HAR. - 4.02

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

0000012190

REAL ESTATE TRANSFER TAX
01875.00
FP 102805

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LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 3E IN THE 2657-59 WEST WALTON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 23 AND 24 IN BLOCK 2 IN EASTON'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 33 FEET AND THE SOUTH 33 FEET THEREOF), IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010912660; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO PARKING SPACE P-6 ALL AS LIMITED COMMON ELEMENT AS DELINEATED ON THAT SURVEY RECORDED AS DOCUMENT 0010912660.

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