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2002-07-24 12:17:57  
Cook County Recorder 25.50

WARRANTY DEED  
ILLINOIS STATUTORY  
(CORPORATION TO INDIVIDUAL)

COOK COUNTY  
RECORDER  
EUGENE "GENE" MOORE  
MARKHAM OFFICE



*[Signature]*  
THE GRANTOR, Lawndale-Ainslie Developers, Inc., 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, CONVEYS AND WARRANTS to ~~XXXXXXXXXX~~ Dariusz Klepacki

Address: 5953-55 North Winthrop, Unit 5955-G, Chicago, Illinois  
the following Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Address of Real Estate:

UNIT(S) 5955-G  
5953-55 N. WINTHROP AVE.  
CHICAGO, ILLINOIS 60660

*3m*

Permanent Real Estate Index Number:

14-05-213-011-0000

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President and attested by its Secretary this 22nd day of July, 2002.

LAWNDALE-AINSLIE DEVELOPERS, INC.,  
an Illinois corporation

BY: *[Signature]*  
Its President

ATTEST: *[Signature]*  
Its Secretary

*[Handwritten mark]*

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that RYSZARD ZEJER, personally known to me to be the President of LAWNSDALE-AINSLIE DEVELOPERS, INC., an Illinois corporation, and ARTHUR WOLAN, personally known to me to be the Secretary of said corporation, and 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 and delivered the said instrument, 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 22nd day of July, 2002.



*[Signature]*  
NOTARY PUBLIC

Prepared By:  
Law Offices of Steven E. Moltz  
79 West Monroe, Suite 826  
Chicago, Illinois 60603

City of Chicago  
Dept. of Revenue  
283910



Real Estate  
Transfer Stamp  
\$225.00

07/23/2002 14:13 Batch 03553 79

Mail To:  
Mark Jaszczuk  
2956 N. Milwaukee Avenue  
Suite 205-A  
Chicago, IL 60618



Name and Address of Taxpayer:

~~Janusz Lysek~~  
Dariusz Klepacki  
5955 N. Winthrop Ave #G  
Chicago, IL 60660

STATE TAX  
STATE OF ILLINOIS  
JUL. 23. 02  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000042147  
REAL ESTATE TRANSFER TAX  
0003000  
FP 326660

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
JUL. 23. 02  
REVENUE STAMP

# 757880000  
REAL ESTATE TRANSFER TAX  
000,1500  
FP 326670

Legal Description

PARCEL ONE:

UNIT     G     IN THE WINTHROP BY THE LAKE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 19 IN BLOCK 4 IN COCHRAN'S SECOND ADDITION TO EDGEWATER, SAID ADDITION BEING A SUBDIVISION OF THE EAST FRACTIONAL 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXTENDED WEST 1,320 FEET OF THE SOUTH 1,913 FEET THEREOF, ALSO EXCEPTING THE RIGHT OF WAY OF THE CHICAGO EVANSTON AND LAKE SUPERIOR RAILROAD, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO: THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020653439 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

~~PARCEL TWO:~~

~~THE EXCLUSIVE RIGHT TO USE STORAGE SPACE           , A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT 0020653439.~~

ADDRESS: 5953-55 N. Winthrop Ave., Unit     G    , Chicago, IL 60660  
P.I.N: 14-05-213-011-0000

SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) the Act; (c) the Declaration of Condominium recorded June 11, 2002, as Document number 0020653439 including all amendments and exhibits thereto, the same as though the provisions of said Declaration were recited and stipulated at length herein; (d) applicable zoning and building laws and ordinances; (e) covenants, conditions, restrictions, encroachments and easements of record (none of which shall in any way affect the use and occupancy of the Purchased Unit); (f) acts done or suffered by Purchaser or anyone claiming through Purchaser; (g) utility easements, whether recorded or unrecorded; (h) liens and other matters of title over which the Title Insurer (as hereinafter defined) is willing to insure over without cost to Purchaser; (i) existing leases and tenancies.

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.

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.

THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL.