

This document prepared by:)
 Name: David Schy)
 Firm/Company: Attorney at Law)
 Address: 800 N. Clark Street)
 Address 2: Suite 400)
 City, State, Zip: Chicago, IL 60610)
 Phone: 312-787-7007)



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~~13-28-127-021-0000~~

(Parcel Identification Number)

WARRANTY DEED
 (Individual to Individual)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Jerome Purze**, an Individual, divorced and not remarried, hereinafter referred to as "Grantor", does hereby convey and warrant unto **Michael Pytosh and Jill Pytosh**, a married couple, as tenants by the entirety, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

17-04-201-054-0000

PARCEL 1: LOT 85 IN THE SUBDIVISION OF THE WEST 1/2 OF LOTS 120 AND 125 AND ALL OF LOTS 123, 124, 127 AND 134 INCLUSIVE AND LOT 137 IN BRONSON'S ADDITION TO CHICAGO, SAID ADDITION BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS GRANTED BY THE CHICAGO TRANSIT AUTHORITY TO 1500 NORTH NORTH PARK L.L.C. DATED SEPTEMBER 19, 1995 AND RECORDED AS DOCUMENT 95692855 TO MAINTAIN A DRIVEWAY FOR INGRESS AND EGRESS ONLY OVER THE FOLLOWING DESCRIBED LAND: THE EAST 16.0 FEET OF LOTS 51, 54, 55, 58, 59, 62, 63, 66, 67, 70, 71, 74, 75, 78, 79, 82, 83, 86, 87 AND 90 IN W.B. OGDEN'S SUBDIVISION OF THE WEST 1/20F LOTS 120 AND 125, ALL OF LOTS 123, 124, 127 TO 134 AND 137, OF BRONSON'S ADDITION TO CHICAGO AND THE EAST 16.0 FEET OF LOTS 1 THROUGH 4 IN DIXON'S SUBDIVISION OF THE EAST 1/2 OF LOT 135, OF BRONSON'S ADDITION TO CHICAGO AND THE EAST 16.0 FEET OF LOTS 5 THROUGH 8 IN THE SUBDIVISION OF LOT 136, OF BRONSON'S ADDITION TO CHICAGO AND THE EAST 16.0 FEET OF LOTS 17, 20, 21, 24 AND 25 IN W.B. OGDEN'S SUBDIVISION OF LOTS 138, 139 AND THE RESUBDIVISION OF LOTS 142 TO 151 OF BRONSON'S ADDITION TO CHICAGO ALL IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

COOK 333-017

Handwritten initials

Handwritten number 20060675

Handwritten letters CTT

Handwritten letters DTH

Handwritten number 20

Handwritten letters ANS

Handwritten number 2

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Property of Cook County Clerk's Office

UNOFFICIAL COPY

21461210

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2002 shall be prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or paid by Grantee, or paid by Grantor.

Please Mail Recorded Deed to: Lloyd Gussis, Attorney, 2524 N. Lincoln Ave., Chicago, IL 60614

IN WITNESS WHEREOF, this deed was executed by the undersigned on this the 12th day of December, 2002.

STATE TAX

STATE OF ILLINOIS

DEC. 20.02

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000062566

REAL ESTATE TRANSFER TAX
00869.00
FP 102808

Jerome Purze
Jerome Purze

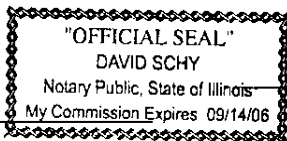
The foregoing instrument was acknowledged before me this 12th day of December, 2002 by Jerome Purze, an Individual, divorced and not remarried.

STATE OF ILLINOIS
COUNTY OF COOK

The foregoing instrument was acknowledged before me this 12th day of December, 2002 by David Schy a Notary Public in the State of Illinois, County of Cook

David Schy
Notary Public

(SEAL)



City of Chicago Real Estate
Dept. of Revenue Transfer Stamp

295652 \$6,518.00

12/13/2002 10:15 Batch 07266 78



Grantor(s) Name, Address, phone:

Jerome Purze
21 West Goethe
Unit 19A&B
Chicago, IL 60610
312.280.1144

Grantee(s) Name, Address, phone:

Michael Pytosh
Jill Pytosh
1526 N. Northpark
Chicago, IL 60610
312.640.9072

SEND TAX STATEMENTS TO GRANTEE

COUNTY TAX

COOK COUNTY REAL ESTATE TRANSACTION TAX

DEC. 20.02

REVENUE STAMP

0000062770

REAL ESTATE TRANSFER TAX
00434.50
FP 102802

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