

WARRANTY DEED
(Individual to Individual)

UNOFFICIAL COPY

00240240

25 3/0037 45 001 Page 1 of 2
2000-04-06 08:16:31
Cook County Recorder 23.50



Done
FIRST AMERICAN TITLE order # AC199999
2003

(The above space for Recorder's Use Only)

THE GRANTOR, **Joseph Basan, married to Marija Basan, by and through Anthony J. Peraica, pursuant to Power of Attorney dated February 12, 2000, of 3841 N. Lincoln, Chicago, Illinois, for and in consideration of Ten and 00/100 (\$10.00) Dollars in hand paid and other good and valuable consideration, CONVEYS AND WARRANTS TO Donald S. Williams, of 70 W. Burton, #302, Chicago, Illinois, in fee simple, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:**

PARCEL 1: UNIT 2 IN THE 1808 WEST BELMONT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 10 IN BLOCK 4 IN GROSS PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF BLOCKS 39 AND 50, IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHWEST 1/2 OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE EST 1/2 OF THE SOUTHEAST 1/4 THEREOF) IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99727630, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO PARKING SPACE P-2 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99727630.

**P.I.N. No.: 14-19-433-037-0000
Commonly known as: 1808 W. Belmont, Unit 2, Chicago, Illinois 60657**

Subject to: covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 1999, and subsequent years.

Grantor also hereby grants to the grantee, its successors and assigns, rights and easements appurtenant to the subject unit described herein, rights and easements for the benefit of said unit set forth in the Declaration of Condominium, and grantor reserves to itself, its successors and assigns as the rights and easements set forth in said Declaration for the benefit of the remaining property described therein. This deed is subject to all easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration are recited and stipulated at length herein. Furthermore, the Association has waived its right of first refusal.

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 forever.

Dated this 30th day of March, 2000.

Anthony J. Peraica
Anthony J. Peraica, as attorney for Joseph Basan pursuant to Power of Attorney dated February 12, 2000.

City of Chicago
Dept. of Revenue
223129
04/03/2000 09:21 Batch 06555 2



Real Estate
Transfer Stamp
\$1,500.00

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00240240

STATE TAX
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE
APR. -5.00

POSTAGE METER SYSTEMS

COOK COUNTY
REAL ESTATE TRANSACTION TAX
APR. -5.00

REVENUE STAMP

REAL ESTATE TRANSFER TAX	0010000	# 000002138
FP326670		

REAL ESTATE TRANSFER TAX	0020000	# 0000011032
FP320969		

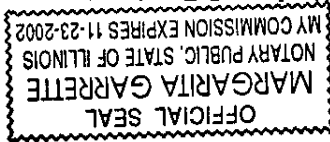


Mail to: Joseph Putnick, Attorney at Law, 221 N. LaSalle Street, Suite 1938, Chicago, IL 60601

Send subsequent tax bills to:
Donald S. Williams
1808 W. Belmont, Unit 2
Chicago, Illinois 60657

Address of Property:
1808 W. Belmont, Unit 2
Chicago, Illinois 60657

This instrument was prepared by Anthony J. Peraica, Attorney at Law, 3339 S. Halsted Street, Chicago, Illinois, 60608



Notary Public: *Margaritha Garrette*

Given under my hand and official seal, this 20th day of March, 2000.

I, *Margaritha Garrette*, Notary Public in and for the county of Cook and State aforesaid, DO HEREBY CERTIFY that Anthony J. Peraica, as attorney for Joseph Basan pursuant to Power of Attorney, is personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument on behalf of Joseph Basan, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

State of Illinois, County of Cook, ss