

UNOFFICIAL COPY

0030025201

WARRANTY DEED  
(Individual to Individual)

4341/0053 55 001 Page 1 of 2  
2003-01-07 08:58:26  
Cook County Recorder 26.00

MAIL DEED TO: ↓

TED KOWALCZYK ESQ.  
6052 W. 63rd Street  
Chicago, IL  
60638-4342



0030025201

(The above space for Recorder's Use Only)

THE GRANTOR, Thomas J. Stanton, Jr., married to Crystal M. Stanton, 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 Kazimierz Maj, in fee simple, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT NUMBER 10538-10 IN THE BRIARGATE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

PART OF LOTS IN BRIARGATE APARTMENTS, BEING A SUBDIVISION OF PART OF LOT 4 IN TOBEY'S SUBDIVISION IN THE NORTH 1/2 OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND ALSO PART OF LOTS IN BRIARGATE ADDITION, ALSO BEING A SUBDIVISION OF PART OF LOT 4 IN TOBEY'S SUBDIVISION IN THE NORTH 1/2 OF AFORESAID SECTION 18.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 18, 1993, AS DOCUMENT 93836170, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N. No.: 24-18-216-093-1022

Commonly known as: 10538 S. Ridgeland Avenue, #10, Chicago Ridge, Illinois 60415

Subject to: general real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; party wall rights and agreements, if any; and limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

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 20th day of December, 2002.

**THIS IS NOT HOMESTEAD PROPERTY**

Thomas J. Stanton, Jr.

**BOX 333-CTI**

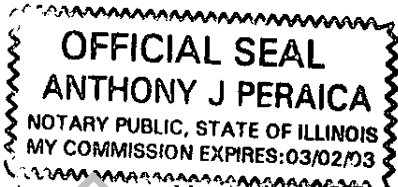
# UNOFFICIAL COPY

State of Illinois, County of Cook, ss.

I, Anthony Peraica

, Notary Public in and for the county of Cook and State aforesaid, **DO HEREBY CERTIFY** that Thomas J. Stanton, Jr., is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 20th day of December, 2002.



Notary Public:

This instrument was prepared by Anthony J. Peraica, Atty. at Law, 5130 S. Archer Avenue, Chicago, Illinois 60632

Send subsequent tax bills to:

Kazimierz Maj  
10538 S. Ridgeland Ave., #10  
Chicago Ridge, IL 60415

Address of Property:  
10538 S. Ridgeland Ave., #10  
Chicago Ridge, IL 60415

Mail to: Thaddeus Kowalczyk, Attorney at Law, 6052 W. 63rd Street, Chicago, Illinois 60638

STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	JAN. -3.03	00067.00
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000043256	FP 102808

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
	JAN. -3.03	00033.50
REVENUE STAMP	# 0000043380	FP 102802

30025201