

Warranty Deed
Statutory (ILLINOIS)
General

UNOFFICIAL COPY

0030460565
6339/0139 10 001 Page 1 of 3
2003-04-07 09:05:27
Cook County Recorder 28.50



Above Space for Recorder's Use Only

THE GRANTOR (S) Elvira N. Shawe, DIVORCED, NOT SINCE REMARRIED

of the City of Chicago County of Cook State of Il for and in consideration of (\$10.00) Ten and 00/100 DOLLARS, in hand paid CONVEYS and WARRANTS to

Benjamin D. Cabonargi, a single person, 2529 North Southport, Chicago, Il 60614

the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE ATTACHED

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO:* General taxes for and subsequent years.

Permanent Index Number (PIN): 17-17-228-020-1027
17-17-228-020-1052

P.N.T.N.

Address(es) of Real Estate: 812 WEST VAN BUREN, CHICAGO, IL 60607

Dated this _____ day of _____

Elvira Shawe (SEAL) _____ (SEAL)
ELVIRA N. SHAWE

PLEASE
PRINT OR
TYPE NAMES
BELOW
SIGNATURE(S)

(SEAL) _____ (SEAL)

State of Illinois, County of Cook ss, I, the undersigned, a Notary Public

In and for said County, in the State aforesaid, DO HEREBY CERTIFY Elvira N. Shawe personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

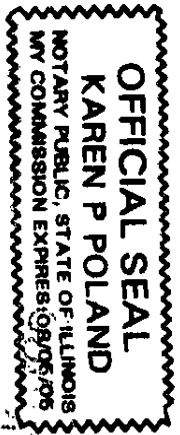
Given under my hand and official seal, this 26th day of March, 2003

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Karen P Poland

Commission expires _____

NOTARY PUBLIC



This instrument was prepared by: James E. Gorman, 10644 S. Western Ave., Chicago, Illinois 60643

MAIL TO:

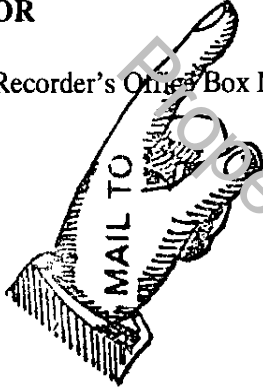
HOWARD KAVENOW
33 N. DEARBORN #1800
CHICAGO IL 60612

SEND SUBSEQUENT TAX BILLS TO:

Benjamin D. Cabonargi, a single person
812 WEST VAN BUREN
UNIT 4H
CHICAGO, IL 60607

OR

Recorder's Office Box No. _____



Property of Cook County Clerk's Office

30460565

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304963095

0 8 7 0 4 CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

DEPT. OF
REVENUE MAR 20 '03
PB. 11196



731.25

0 8 7 0 3 CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

DEPT. OF
REVENUE MAR 20 '03
PB. 11196



731.25

0 8 3 2 8 3 STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX



MAR 20 '03

DEPT. OF
REVENUE

95.00

0 8 3 5 9 1 Cook County
REAL ESTATE TRANSACTION TAX

REVENUE
STAMP MAR 20 '03
PB. 10840



97.50

Property of Cook County Clerk's Office

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Legal Description Rider

PARCEL 1: UNIT NUMBERS 4H AND G6 IN THE WESTGATE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 9, 10 AND 11 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PORTION OF SAID PROPERTY LYING ABOVE ELEVATION +15.76 (CITY OF CHICAGO DATUM), BEING CEILING OF BASEMENT AREA, AND LYING BELOW ELEVATION +27.80, BEING CEILING OF FIRST FLOOR, AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 9; THENCE NORTH ALONG THE WEST LINE OF LOTS 9 AND 10, 90.00 FEET; THENCE EAST PARALLEL TO THE SOUTH LINE OF LOT 9, 24.30 FEET; THENCE SOUTH, 14.00 FEET; THENCE EAST, 12.70 FEET; THENCE NORTH, 14.00 FEET; THENCE EAST, 89.09 FEET TO THE EAST LINE OF LOT 10; THENCE SOUTH, 35.00 FEET; THENCE EAST, 19.40 FEET; THENCE SOUTH 20.00 FEET; THENCE EAST, 19.40 FEET; THENCE SOUTH, 35.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 9; THENCE WEST, 126.08 FEET TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER LR 3891819 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

30460565

PARCEL 2:

NONEXCLUSIVE EASEMENT IN FAVOR OF PARCEL 1 FOR INGRESS AND EGRESS AS CREATED, LIMITED AND DEFINED IN DECLARATION OF EASEMENTS, RESTRICTIONS AND OPERATING AGREEMENTS DATED JUNE 21, 1990 AND FILED WITH THE REGISTRAR OF TITLES AS DOCUMENT LR 3891818 AND RECORDED WITH THE RECORDER OF DEEDS AS DOCUMENT 90303796 THROUGH, OVER AND ACROSS THE LOBBY AREA AND CORRIDOR BETWEEN THE ELEVATOR AND DOOR IN THE SOUTHEAST PORTION OF THE "COMMERCIAL PROPERTY"

P.I.N. 17-17-228-020-1027 AND 17-17-228-020-1052