

UNOFFICIAL COPY 00357859

3434/0016 28 001 Page 1 of 3  
2000-05-18 11:03:12  
Cook County Recorder 25.50

**Warranty Deed**

Mail to:



Piotr Kucharski  
3101 W. Lexington  
Chicago, Illinois 60612

Name & Address of Taxpayer:

Piotr Kucharski  
3101 W. Lexington  
Chicago, Illinois 60612

The GRANTOR(S) PGN - Polonijna Gielda Nieruchomosci, Inc., an Illinois corporation, in good standing as of the date of this transfer, for the consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, does hereby CONVEY and WARRANT to Piotr Kucharski, a single person, the following described real estate situated in COOK COUNTY, ILLINOIS, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Common Address: 3101 West Lexington, Unit 3101 #1, Chicago, Illinois 60612

Property Index Number ("P.I.N."): 16-13-308-028-0000

# 31432

This Deed is conveyed SUBJECT TO the following items and/or conditions: (1) The tax re-proration agreement between the parties (2) Real estate taxes and taxes for the year 2000 and subsequent years; (3) special taxes or assessments for improvements or installments not yet due and payable at the time of closing; (4) public and utility easements, covenants, and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property; **continues on reverse side**

In Witness hereof, the Grantor(s) herein have caused its corporate seal to be hereto affixed and has caused its name to be signed by its President and the sole shareholder this 15<sup>th</sup> day of May, 2000.

X *Gregorz Sarwa*  
PGN - Polonijna Gielda Nieruchomosci, Inc.  
BY: Gregorz Sarwa, President

MAIL TO → INTEGRITY TITLE  
420 LEE STREET  
DES PLAINES, IL 60016

~ Document Continues on Reverse Side ~

I, CARLO G. D'AGOSTINO, a Notary Public in and for Cook/Dupage/Lake County, in the State of Illinois, do hereby CERTIFY that:

GREGORZ SARWA, President of PGN, INC.

is/are personally know to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument and that said person(s) appeared before me this day in person and acknowledged their signature, seal, and intended delivery of the said instrument herein and their free and voluntary act, for the use and purposes therein set forth.

Given under my hand and official seal this 15 day of May, 2000.



Carlo G. D'Agostino  
Notary Public

Prepared by:  
Carlo G. D'Agostino, Esq.,  
420 Lee Street  
Des Plaines, Illinois 60016  
Phone: (847) 803-6065  
Facsimile (847) 803-8358

SUBJECT TO (continued from reverse side): (5) applicable zoning and building laws and ordinances; (6) the Purchaser's mortgage; (7) acts done or suffered by the Purchaser; and (8) Limitations and conditions imposed by the Illinois Condominium Property Act and the 3101 West Lexington Condominium Association's declarations, by-laws, rules and regulations.

City of Chicago  
Dept. of Revenue  
226197



Real Estate  
Transfer Stamp  
\$1,237.50

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**UNOFFICIAL COPY****EXHIBIT "A"  
LEGAL DESCRIPTION**


**PARCEL 1: UNIT NUMBER 3101-1 IN THE 3101 WEST LEXINGTON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:**

**PART OF LOT 1 IN BLOCK 2 IN P.W. SNOWHOOKS DOUGLAS PARK ADDITION, BEING A SUBDIVISION OF THE NORTH 15 ACRES OF THE SOUTH 60 ACRES OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**WHICH SURVEY IS ATTACHED TO EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00328733 TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

**PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE 3101 W. LEXINGTON CONDOMINIUM ASSOCIATION RECORDED AS DOCUMENT NUMBER 00328733.**

<b>COOK COUNTY</b> REAL ESTATE TRANSACTION TAX		# 0000024663	<b>REAL ESTATE TRANSFER TAX</b>
 MAY. 18.00 REVENUE STAMP	0008250		
	FP326670		

<b>STATE OF ILLINOIS</b>		# 0000012641	<b>REAL ESTATE TRANSFER TAX</b>
STATE TAX  MAY. 18.00 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	0016500		
	FP326669		