

# UNOFFICIAL COPY

WARRANTY DEED  
Statutory (Illinois)

THE GRANTOR, PAUL H. FRANK, married to MANDI FRANK, of the Village of Highland Park, County of Cook and State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO ROBERT GIROLAMO, of 1701 N. Dayton, Unit A Chicago, IL, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:



Eugene "Gene" Moore Fee: \$26.50  
Cook County Recorder of Deeds  
Date: 05/07/2003 01:29 PM Pg: 1 of 2

SEE REVERSE SIDE HEREOF FOR LEGAL DESCRIPTION

Subject to: Real Estate taxes for the year 2002 and subsequent years; covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of Declaration of Condominium and all amendments thereto; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installment due after the date of closing of general assessments established pursuant to the Declaration of Condominium.

Real Estate Tax Number: 14-32-426-066-1001  
Address of Real Estate: 1701 N. Dayton, Unit A, Chicago, Illinois 60614

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.

This is not a homestead property for MENDI FRANK.

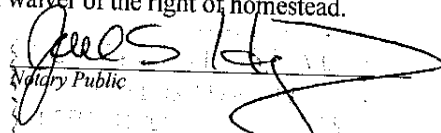
DATED this <sup>of</sup> 28 day of April, 2003

 (SEAL)  
PAUL H. FRANK

STATE OF ILLINOIS                    }  
  } SS  
COUNTY OF LAKE

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that PAUL H. FRANK, married to MANDI FRANK, 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 as his 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 20<sup>th</sup> day of April, 2003

  
Notary Public

This instrument was prepared by JOEL S. HYMEN, 750 W. Lake Cook Road #495, Buffalo Grove, IL 60089.

MAIL TO:  
Galanopoulos and Galaw  
340 W. Butterfield Rd.  
S-1A  
Elmhurst, IL 60126

SEND SUBSEQUENT TAX BILL TO:

# UNOFFICIAL COPY

HYMEN AND BLAIR, P.C. As An Agent For  
Fidelity National Title Insurance Company  
1941 Rohlwing Road Rolling Meadows, IL 60008

ALTA Commitment  
Schedule A1


File No.: RTC15059


Property Address: 1701 N. DAYTON, #A,  
CHICAGO IL 60614

Legal Description:

UNIT NO. A IN DAYTON GREEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 69, 70 AND 71 IN BLOCK 6 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECITON 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF GONDOMINIUM OWNERSHIP MADE BY BANK OF RAVENSWOOD, AS TRUSTEE UNDER TRUST NO. 25-3240, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 26330629, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index No.: 14-32-426-066-1001

<b>COOK COUNTY</b> REAL ESTATE TRANSACTION TAX  MAY.-6.03 REVENUE STAMP	# 0000102404	<b>REAL ESTATE TRANSFER TAX</b>  00160.00  FP326670
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<b>STATE OF ILLINOIS</b> STATE TAX  MAY.-6.03 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 000051432	<b>REAL ESTATE TRANSFER TAX</b>  00320.00  FP326669
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City of Chicago  
 Dept. of Revenue  
 306857  
 05/06/2003 09:05 Batch 05326 2

Real Estate  
 Transfer Stamp  
 \$2,400.00

