

21



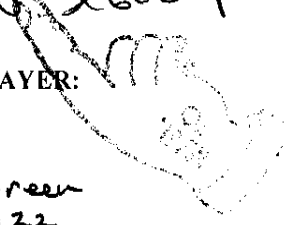
Eugene "Gene" Moore Fee: \$28.50  
Cook County Recorder of Deeds  
Date: 05/09/2003 08:10 AM Pg: 1 of 3

**WARRANTY DEED**

**ILLINOIS STATUTORY  
CORPORATION TO INDIVIDUAL**

MAIL TO Scott D. Hodes  
180 N. La Salle 1916 #  
Chicago, IL 60601

NAME/ADDRESS OF TAXPAYER:  
John K. Asare  
Unit 3W  
2617-19 W. Evergreen  
Chicago, IL 60622



RECORDER'S STAMP

2046639 MTC TMM 10/2  
2046639 MTC TMM 10/2

THE GRANTOR, 2617 W. EVERGREEN CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for the consideration of TEN AND 00/100THS DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation CONVEYS and WARRANTS unto JOHN K. ASARE

, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

**SEE LEGAL ATTACHED HERETO AND MADE A PART HEREOF.**

Permanent Index Number: 16-01-223-015 and 16-01-223-016  
Commonly Known: Unit 3W, 2617-19 W. Evergreen, Chicago, Illinois 60622

**SUBJECT TO, IF ANY:** Covenants, conditions, easements and restrictions of record; general real estate taxes for the year 2002 and subsequent years.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, this 28<sup>th</sup> day of April, 2003.

**2617 W. EVERGREEN CORPORATION,**  
an Illinois corporation

BY: X Krzysztof Miscierewicz  
KRZYSZTOF MISCIEREWICZ, Its President

ATTEST: Kazimierz Borawski  
KAZIMIERZ BORAWSKI, Its Secretary

# UNOFFICIAL COPY

State of Illinois )  
 ) SS.  
County of Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KRZYSZTOF MISCIEREWICZ, personally known to me to be the President and KAZIMIERZ BORAWSKI personally known to me to be the Secretary of 2617 W. EVERGREEN CORPORATION, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal to said corporation to be affixed hereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this 28<sup>th</sup> day of April, 2003.



*John E. Lovestrand*  
Notary Public

My commission expires: 9-4-2006

This instrument prepared by: John E. Lovestrand and  
PALMISANO & LOVESTRAND  
79 West Monroe Street, Suite 826  
Chicago, Illinois 60603

City of Chicago Dept. of Revenue  
306624  
05/02/2003 11:16 Batch 02272 5



Real Estate Transfer Stamp  
\$1,755.00

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
MAY -2.03  
REVENUE STAMP



# 0000102253  
REAL ESTATE TRANSFER TAX  
00117.00  
FP326670

STATE TAX  
STATE OF ILLINOIS  
MAY -2.03  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE



# 0000051281  
REAL ESTATE TRANSFER TAX  
00234.00  
FP326669

**UNOFFICIAL COPY****LEGAL DESCRIPTION****PARCEL 1:**

**UNIT 3W IN THE 2617 W. EVERGREEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:**

**LOTS 7 AND 8 IN HUMBOLT PARK RESIDENCE ASSOCIATION SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS: WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0311403173, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

**PARCEL 2:**

**THE EXCLUSIVE RIGHT TO USE PARKING SPACE P - 2, A LIMITED COMMON ELEMENT, AND STORAGE SPACE S- 4, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0311403173.**

**P.I.N.: 16-01-223-015 and 16-01-223-016  
ADDRESS: 2617-19 W. EVERGREEN, UNIT 3W, CHICAGO, ILLINOIS 60622**

**GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.**

**THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.**

**THE TENANT OF THIS UNIT HAD NO RIGHT OF FIRST REFUSAL.**

**SUBJECT TO: (1) general real estate taxes not due and payable at the time of closing; (2) the Act and Code; (3) the Condominium Documents, including all amendments and exhibits thereto; (4) applicable zoning and building laws and ordinances; (5) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (6) utility easements, if any, whether recorded or unrecorded; (7) covenants, conditions, restrictions, encroachments and easements of record.**