FICIAL CC Eugene "Gene" Moore Fee: \$28.50 WARRANTY DEED Cook County Recorder of Deeds Date: 05/27/2003 03:24 PM Pg: 1 of 3 MAIL TO: ROBERT S. ANDREW 6817 W. NORTH AVE OAK PARK, Minois 60302 NAME & ADDRESS MARIA MANISCALÇO 2712 W. CATALPA #2W CHICAGO, Illinois 60625 GRANTOR(S), DAVID ARFA, a bachelor of ANTIOCH in the County of LAKE, in the State of Ill nois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE(S), MARIA MANISCALCO of 2712 W. CATALPA #2W, CHICAGO in the County of COOK, in the State of Illinois, the following described real estate: SEL ATTACHED LEGAL DESCRIPTION 204 COUNT Permanent Index No: 13-12-204-050-0000 Property Address: 2712 W. CATALPA #2W CHICAGO, Illinois 60625 SUBJECT TO: (1) General real estate taxes for the year 2002 and subsequent years. (2) Covenants, conditions and restrictions of record. and, hereby releasing and waiving all rights under any by virtue of the Homestead Exemption Laws of the State of Illinois? DATED this 23 day of STATE OF ILLINOIS SS COUNTY OF COOK I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that DAVID ARFA, a bachelor 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.

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Given under my hand an 2003 Notary Public (seal) My commission expires "CFFICIAL SEAL" TRISH M. LUTLEY Notary Bubble St. to callebrais of 0/4/200**4** COUNTY - ILLINDIS TRANSFER STAMPS Exempt Under Provision of Prepared By: Paragraph Section 4, Real Estate Transfer Act LARRY A. SULTAN 4654 W. OAKTON STREET SKOKIE, Illinois 60076 Date: Signature: City of Chicago Real Estate Dept. of Revenue ransfer Stamp 308520 \$1,312.50 05/27/2003 11:08 Batch 05340 3f REAL ESTATE
TRANSFER TAX COOK COUNTY
ESTATE TRANSACTION TAX 0000103756 COUNTY TAX **HAY.27.03** 0008750 FP326670 REVENUE STAMP REAL ESTATE STATE OF ILLINOIS TRANSFER TAX 00000052454 00175.00 MAY 27.03 FP326669 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

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## LEGAL DESCRIPTION

PARCEL 1:

UNITS 2W IN THE 2712 W. CATALPA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 763 AND THE WEST 1/2 OF LOT 764 IN WILLIAM H. BRITIGAN'S BUDLONG WOODS GOLF CLUB IDDITION NUMBER 3 BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 (EXCEPT THAT PART LYING NORTHEASTERLY OF LINCOLN AVENUE AND EXCEPT PART TAKEN FOR STREETS) IN SECTION 12, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRL PRINCIPAL MERIDIAN, ALSO THAT PART OF THE NORTH 1/2 OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 LYING WEST OF LINCOLN AVENUE IN SAID SECTION 12, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLICOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0312832104, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

## PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORIGE SPACE S -2 , A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT J:12832104.

PIN # 13-12-204-050-0000 (AFFECTS UNLEGLYING LAND)

GRANTOR ALSO HEREBY GRANTS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND SASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GHANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SALU 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 THE UNIT HAD NO RIGHT OF FIRST REFUSAL.