

# UNOFFICIAL COPY



## WARRANTY DEED

Doc#: 0326929102  
Eugene "Gene" Moore Fee: \$50.00  
Cook County Recorder of Deeds  
Date: 09/26/2003 11:31 AM Pg: 1 of 3

THE GRANTOR(S), JOANNE O'MALLEY, a single person, of the City of Chicago and State of Illinois, for and in consideration of Ten and no/100 dollars (\$10.00) and other valuable consideration, in hand paid, CONVEY and WARRANT to ALEXANDER GIANNOS, a single person, the following described real estate, located in Cook County, State of Illinois:

See Exhibit A attached hereto.

Permanent Real Estate Index Number: 10-31-417-050-1027

Address of Real Estate: 6440 W. Devon, Unit 309 Chicago, IL 60631

DATED this 8th day of August, 2003

*Joanne O'Malley*  
JOANNE O'MALLEY

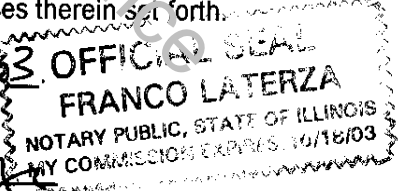
State of Illinois )  
County of cook ) SS.

FIRST AMERICAN TITLE order # 559827  
103

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOANNE O'MALLEY, personally known to me to be the same person(s) whose names are/is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary acts, for the uses and purposes therein set forth.

Given under my hand and official seal, this 8th day of August, 2003.

*Franco Laterza*  
Notary Public



This instrument was prepared by:

B. Franco Laterza  
KEEGAN, LATERZA, LOFGREN &  
GLEASON, P.C.  
566 West Adams Street, Suite 750  
Chicago, Illinois 60661  
(312) 655-0200


After recording mail to:

ALEXANDER C. GIANNOS  
6440 W. DEVON #309  
CHICAGO, IL 60631

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Property of Cook County Clerk's Office

CITY TAX  
  
CITY OF CHICAGO  
SEP. -9.03  
REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0145125
FP102812

# 000002435

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## Exhibit A

PARCEL 1: UNIT 309 OF DEVON PLACE CONDOMINIUM AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 14 IN HRUBY AND CO'S FIRST ADDITION IN THE EAST ½ OF THE SOUTHEAST FRACTIONAL 1/4 OR FRACTIONAL SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID LOT LYING BETWEEN THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE AND A LINE 21 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE CONVEYED TO THE CITY OF CHICAGO FOR THE WIDENING OF MILWAUKEE AVENUE, AND EXCEPT THAT PART OF LOT 14 IN HRUBY AND CO'S FIRST ADDITION IN THE EAST ½ OF THE SOUTHEAST FRACTIONAL 1/4 OF THE FRACTIONAL SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN THE NORTHWESTERLY LINE OF SAID LOT AT ITS INTERSECTION WITH THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE AS WIDENED (SAID POINT BEING 54 FEET SOUTHWESTERLY OF AND PARALLEL TO THE CENTER LINE OF SAID MILWAUKEE AVENUE) THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE AS WIDENED, A DISTANCE OF 50 FEET; THENCE SOUTHWESTERLY ALONG A LINE PARALLEL WITH THE NORTHWESTERLY LINE OF SAID LOT A DISTANCE OF 65 FEET; THENCE WESTERLY TO A POINT IN THE NORTHWESTERLY LINE OF SAID LOT 110 FEET SOUTHWESTERLY OF THE POINT OF BEGINNING; THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID LOT A DISTANCE OF 110 FEET TO THE POINT OF BEGINNING AND EXCEPT THAT PART OF LOT 14 IN HRUBY AND CO'S FIRST ADDITION IN THE EAST ½ OF THE SOUTHEAST FRACTIONAL 1/4 OF THE FRACTIONAL SECTION 31, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF SAID LOT 14 WITH A LINE 21 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOT 14 SAID POINT OF BEGINNING BEING THE POINT OF INTERSECTION OF THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE AS WIDENED WITH THE NORTH LINE OF DEVON AVENUE; THENCE NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF SAID MILWAUKEE AVENUE AS WIDENED A DISTANCE OF 110 FEET, THENCE SOUTHWESTERLY ALONG A LINE DRAWN AT RIGHT ANGLES TO THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE, AS WIDENED TO ITS INTERSECTION WITH A LINE DRAWN AT RIGHT ANGLES TO THE NORTH LINE OF SAID DEVON AVENUE FROM A POINT 125 FEET WEST OF THE POINT OF BEGINNING; THENCE SOUTH ALONG SAID LAST DESCRIBED LINE TO THE NORTH LINE OF DEVON AVENUE; THENCE EAST ALONG THE NORTH LINE OF SAID DEVON AVENUE A DISTANCE OF 125 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT 85176512, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 19 AND STORAGE SPACE 19, A LIMITED ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 85176512.

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