

WARRANTY DEED

Statutory (Illinois)
Individual to Individual

THIS IS NOT HOMESTEAD PROPERTY

THE GRANTOR, Rusty A. Payton, single, never married, of the City of Chicago, State of Illinois, for and in consideration of the sum of Ten dollars (\$10.00), and other good and valuable consideration in hand paid

CONVEYS AND WARRANTS TO:

TIM ONDERKO

The following described real estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

UNIT 1338 IN THE NORTH TOWN VILLAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 24 IN NORTH TOWN VILLAGE, BEING A SUBDIVISION OF PART OF VARIOUS LOTS, BLOCKS, STREETS, AND ALLEYS IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND ALSO THAT PART OF LOT 25 IN NORTH TOWN VILLAGE, BEING A SUBDIVISION OF PART OF VARIOUS LOTS, BLOCKS, STREETS, AND ALLEYS IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTHERLY SOUTHEAST CORNER OF SAID LOT 25; THENCE WESTERLY, ALONG A SOUTHERLY LINE OF SAID LOT, A DISTANCE OF 8.93 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE CONTINUING WESTERLY, ALONG SAID SOUTHERLY LINE AND ITS WESTERLY EXTENSION, 35.99 FEET TO A POINT, SAID POINT BEING 0.34 FEET (AS MEASURED ALONG THE WESTERLY EXTENSION OF SAID SOUTH LINE) WEST OF AN ANGLE CORNER THEREOF; THENCE NORTHERLY, ALONG A LINE DRAWN PERPENDICULAR TO THE LAST DESCRIBED LINE, 2.10 FEET; THENCE EASTERLY, ALONG A LINE DRAWN PARALLEL WITH THE SOUTHERLY LINE OF SAID LOT, A DISTANCE OF 35.99 FEET; THENCE SOUTHERLY, PERPENDICULAR TO THE LAST DESCRIBED LINE, 2.10 FEET TO THE HEREINABOVE DESIGNATEION POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010906035 AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Permanent Real Estate Index Numbers:

17-04-114-007-0000

Address of Real Estate:

1338 North Burling, Unit 1338, Chicago, Illinois

SUBJECT TO: 1) real estate taxes not yet due and payable; 2) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable at the time of closing; 3) applicable zoning and building laws or ordinances; 4) acts done or suffered by Buyer, or anyone claiming by through, or under Buyer; and 5) liens and other matters as to which the title insurer commits to insure Buyer against loss or damage.

IN WITNESS WHEREOF, Grantor has caused his name to be signed this 28th day of February, 2003.

[Signature of Rusty A. Payton]

Rusty A. Payton

State of Illinois)

County of Cook)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Rusty A. Payton, 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 purpose therein set forth.

Given under my hand and official seal, this 28th day of February, 2003.

[Signature of Notary Public]

My commission expires:

This instrument was prepared by: Rusty A. Payton P.C., 2114 West Roscoe, Chicago, Illinois 60618

MAIL TO: Rusty A. Payton, 2114 West Roscoe, Chicago, Illinois 60618


BOX 333-CTI




Doc#: 0405433150
Eugene "Gene" Moore Fee: \$46.00
Cook County Recorder of Deeds
Date: 02/23/2004 10:20 AM Pg: 1 of 2

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UNOFFICIAL COPY

STATE TAX
 STATE OF ILLINOIS

 FEB. 17.04
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000065173
 REAL ESTATE TRANSFER TAX
 00397,50
 FP 102808

COUNTY TAX
 COOK COUNTY
 REAL ESTATE TRANSACTION TAX

 FEB. 17.04
 REVENUE STAMP

0000155287
 REAL ESTATE TRANSFER TAX
 00198,75
 FP 102802

CITY TAX
 CITY OF CHICAGO

 FEB. 17.04
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

0000009105
 REAL ESTATE TRANSFER TAX
 02981,00
 FP 102805

Handwritten signature

Property of Cook County Clerk's Office