



Doc#: 0423334055  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 08/20/2004 01:08 PM Pg: 1 of 3

WARRANTY DEED

② GNT #04-0515

THIS INDENTURE WITNESSETH,

That the Grantor, **Zlatko Trifunovski,**

*a single man*

THE ABOVE SPACE FOR RECORDER'S USE ONLY

for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby GRANTS, BARGAINS, SELLS and CONVEYS to Winston Batino and Xin Batino\*(collectively, the "Grantee"), whose address is 3430 North Lake Shore Drive, Unit 10K, Chicago, Illinois, 60657, the following described real estate, to-wit: \* HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY

PARCEL 1:

UNIT 2444-4 IN THE 2440-48 WEST HARRISON CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 5, 6, 7, 8 AND 9 IN J.L. CAMPBELL'S SUBDIVISION OF THE SOUTH 1/2 OF LOTS 15 AND 18 OF BLOCK 5 OF ROCKWELL'S ADDITION TO CHICAGO, BEING THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, AND WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0324710125.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-11, A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0324710125.

COMMONLY KNOWN AS: 2444-4 WEST HARRISON, CHICAGO, IL 60612.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above describe real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, 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.

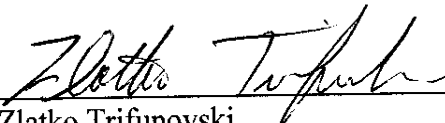
# UNOFFICIAL COPY

SUBJECT TO: (a) covenants, conditions, and restrictions of record; (b) public and utility easements; (c) existing leases and tenancies; (d) special governmental taxes or assessments for improvements not yet completed; (e) unconfirmed special governmental taxes or assessments; and (f) general real estate taxes not due and payable at the time of closing.

Permanent Real Estate Index Numbers: 16-13-234-029-0000; 16-13-234-030-0000;  
16-13-234-031-0000; 16-13-234-032-0000; and  
16-13-234-033-0000


Commonly known as: 2444-4 W. Harrison, Chicago, Illinois 60612

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this 16<sup>th</sup> day of August, 2004.


  
Zlatko Trifunovski

City of Chicago Real Estate  
Dept. of Revenue Transfer Stamp  
349788 \$2,047.50  
08/20/2004 12:25 Batch 02269 27



COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
  
AUG.20.04  
REVENUE STAMP

# 0000137966  
REAL ESTATE  
TRANSFER TAX  
00136.50  
FP326670

STATE TAX  
STATE OF ILLINOIS  
  
AUG.20.04  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000008681  
REAL ESTATE  
TRANSFER TAX  
00273.00  
FP326660

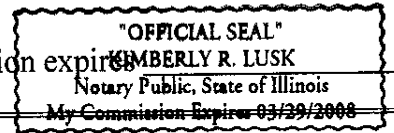
# UNOFFICIAL COPY

STATE OF ILLINOIS        )  
   ) SS  
 COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for the County and State aforesaid, does hereby certify that Zlatko Trifunovski, 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 and delivered the said instrument as his own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 16<sup>th</sup> day of August 2004.

*Zlatko Trifunovski*  
 \_\_\_\_\_  
 Notary Public



After Recording Mail to:

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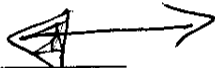
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Send Subsequent Tax Bills to:

*Mr. & Mrs. Winston Batista*

*2444 W. Harrison Unit 4*

*Chicago, IL 60612*



This Instrument Was Prepared by:  
 Whose Address Is:

Horwood Marcus & Berk Chartered  
 180 N. LaSalle Street, Suite 3700, Chicago, IL 60601