

UNOFFICIAL COPY



Doc#: 0424445129
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 08/31/2004 02:34 PM Pg: 1 of 4

BOX [69]

Warranty Deed

GOLDEN TITLE

2004070029

RESERVED FOR RECORDERS USE ONLY

THE GRANTOR(S) Carole Medal, A Single Woman Never Married
of 360 E. Randolph, #2007, Chicago, Il. 60601

4 PAGES

for and in consideration of TEN (\$10.00) DOLLARS, and other good and valuable consideration, in hand paid do(es) hereby CONVEY and WARRANT to:

Igor Tsyganov
and Yelena Shirko, Husband and Wife
of 233 E. Wacker Dr. Chicago, Il. 60601 not in Tenancy in Common, but in JOINT TENANCY, the following described real estate situated in the County of Cook, State of Illinois, to wit:

PLEASE SEE LEGAL DESCRIPTION ON REVERSE HEREOF OR ATTACHED HERETO

COMMONLY KNOWN AS: 360 E. Randolph, #2007, Chicago, Il. 60601

PERMANENT INDEX NUMBER: 17-10-318-031-1135

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in Tenancy in Common, but in Joint Tenancy,

DATED this 30 day of August 2004

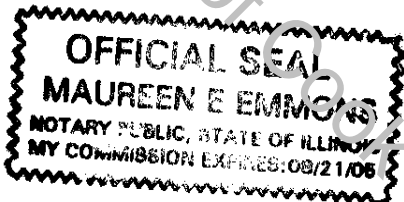
X Carole Medal
Carole Medal

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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 Carole Meda personally known to me to be the same person/s whose names/s is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 30 day of Aug, 2004



Maureen E. Emmons
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY: John L. Emmons, Attorney at Law
855 Golf Rd. #1145
Arlington Hts, Il. 60005

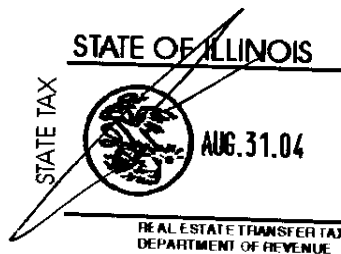
MAIL TO:

Igor Tsygansou / Yelena Shirko
360 E. Randolph # 2007
Chicago IL 60601

Send Subsequent Tax Bills to:

Igor Tsygansou / Yelena Shirko
360 E. Randolph #2007
Chicago IL 60601

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
350872 \$3,075.00
08/31/2004 13:41 Batch 07286 84



REAL ESTATE TRANSFER TAX
0041000
0000009007
FP326660

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
AUG. 31. 04
REVENUE STAMP
0000138836
REAL ESTATE
TRANSFER TAX
00205.00
FP326670

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LEGAL DESCRIPTION:

PARCEL I: Unit Number 2007 in The Buckingham Private Condominium Residences as delineated and defined on a survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

That part of the lands lying East of and adjoining Fort Dearborn Addition to Chicago, being the whole of the Southwest fractional quarter of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, bounded and described as follows: Beginning at the point of intersection of the North line, extended East, of East Randolph Street, with a line 564.001, measured perpendicularly, East from and parallel with the East line, and a Southward extension thereof, of North Columbus Drive, 110.00 feet wide, as said North Columbus Drive was dedicated and conveyed to the City of Chicago by an Instrument recorded in the Recorder's Office of Cook County, Illinois, on June 5, 1972 as Document Number 21925615, and running thence North along said parallel line, a distance of 72.191 feet, thence East along a line perpendicular to said last described course, a distance of 42.00 feet, thence North along a line 606.001 feet, measured perpendicularly, East from and parallel with said East line of North Columbus Drive, a distance of 105.00 feet, thence East along a line perpendicular to said last described course, a distance of 179.065 feet, to an intersection with the West line of North Field Boulevard, 98.00 feet wide, as said North Field Boulevard was dedicated and conveyed to the City of Chicago by an Instrument recorded in said Recorder's Office on December 12, 1986 as Document Number 86597179, and is located and defined in the Amendatory Lake Front Ordinance passed by the City Council of the City of Chicago on September 17, 1969, thence South along said West line of North Field Boulevard, a distance of 159.574 feet, to a point 20.00 feet, measured along a Southward extension of said West line, North from the point of intersection of said Southward extension of said West line with the North line, extended East, of said East Randolph Street, thence Southwestwardly along a straight line, a distance of 28.13 feet, to a point on said North line, extended East, of East Randolph Street, a distance of 20.00, measured along said North line, extended East of East Randolph Street, West from the point of intersection of said North line, extended East, with the Southward extension of said West line of North Field Boulevard, and thence West along said North line of East Randolph Street extended East, a distance of 201.095 feet to the point of beginning, in Cook County, Illinois,

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LEGAL DESCRIPTION:

PAGE 2.

which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Buckingham Private Condominium Residences made by American National Bank and Trust Company of Chicago, a United States corporation, not personally, but as Trustee under the provisions of a Trust Agreement dated May 25, 1994 and known as Trust Number 118330-01, dated November 22, 1994 and recorded November 23, 1994 as Document Number 94993981, and as may be amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

PARCEL II: The exclusive right to the use of Parking Space 191, a limited common element, as delineated and defined on the survey attached to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Buckingham Private Condominium Residences made by American National Bank and Trust Company of Chicago, a United States corporation, not personally, but as Trustee under the provisions of a Trust Agreement dated May 25, 1994 and known as Trust Number 118330-01, dated November 22, 1994 and recorded November 23, 1994 as Document Number 94993981, and as may be amended from time to time, in Cook County, Illinois.

COMMON ADDRESS: 360 EAST RANDOLPH STREET, #2007, CHICAGO, IL 60601

PIN: 17-10-318-031-1135