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Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY



Doc#: 0425147235
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 09/07/2004 02:24 PM Pg: 1 of 3

4328102 3/3 JS

THE GRANTOR(S), Miroslaw Kranski of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Annette L. Olszewski, *a single person* (GRANTEE'S ADDRESS) #3A; 1521 W. Farwell, Chicago, Illinois 60626 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: a) general real estate taxes not due and payable at the time of Closing; (b) the Act and Code; (c) the Condominium Documents, including all amendments and exhibits thereto; (d) applicable zoning and building laws and ordinances; (e) acts done or suffered by Purchaser or anyone claiming by, through, or under Purchaser; (f) easements, agreements, conditions, covenants, and restrictions of record; if any; (g) leases and licenses affecting the Common Elements or Purchaser; and (h) liens and other matters of title over which the Title Insurer, as hereinafter defined, is willing to insure without cost to Purchaser.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 11-30-416-019-0000 (*underlying*)
Address(es) of Real Estate: Unit 2A; 1618 W. Sherwin, Chicago, Illinois 60626

Dated this 31ST day of AUGUST, 2004

Miroslaw Kranski

STATE OF ILLINOIS
STATE TAX SEP.-1.04
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000020830
REAL ESTATE TRANSFER TAX
0015400
FP 103014

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
 SEP.-2.04
REVENUE STAMP

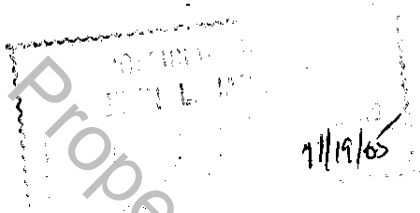
0000020554
REAL ESTATE TRANSFER TAX
00077.00
FP 103017

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STATE OF ILLINOIS, COUNTY OF DALEY **UNOFFICIAL COPY**

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Miroslaw Kranski personally known to me to be the same person(s) whose name(s) 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 31ST day of AUGUST, 2004



[Signature] (Notary Public)


Prepared By: John L. Janczur, Esq.
140 South Dearborn Street, Suite 1610
Chicago, Illinois 60603-5202

Mail To:
Mitchell B. Ruchim
3000 Dundee Road, Suite 310
Northbrook, Illinois 60062

Name & Address of Taxpayer:
Annette L. Olszewski
Unit 2A; 1618 W. Sherwin
Chicago, Illinois 60626

CITY TAX

CITY OF CHICAGO



SEP.-2.04

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0009010618

REAL ESTATE TRANSFER TAX
01155.00
FP 103018

Office

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EXHIBIT 'A'

Legal Description

PARCEL 1: UNIT 2A TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1618 WEST SHERWIN AVENUE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0324844130, IN SECTION 29, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING AND STORAGE PURPOSES IN AND TO PARKING SPACE NO. P-7 AND STORAGE SPACE NO. S-4, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE THE OPTION TO PURCHASE THE SUBJECT UNIT, OR THE TENANT DID NOT HAVE AN OPTION TO PURCHASE THE UNIT.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITING AND STIPULATED AT LENGTH HEREIN.

Property of Cook County Clerk's Office