

# UNOFFICIAL COPY

## WARRANTY DEED

THE GRANTOR, **TIMOTHY KERINS, President**  
of **OVERHILL DEVELOPMENT, INC.**, an  
**Illinois Domestic Corporation**, of the City of  
Chicago, County of Cook, State of Illinois, for and in  
consideration of **TEN DOLLARS (\$10.00)** and other  
good and valuable consideration in hand paid  
**CONVEYS and WARRANTS to KAREN L.**  
**PRICE**, 3531 N. Reta #2, Chicago, IL 60657, the  
following described Real Estate situated in the  
County of Cook, in the State of Illinois, to wit:



Doc#: **0430804050**  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 11/03/2004 11:23 AM Pg: 1 of 2

### SEE LEGAL DESCRIPTION ATTACHED

PERMANENT INDEX NUMBER: 14-20-419-069-0000  
ADDRESS: 911 W. ROSCOE, UNIT #1, CHICAGO, IL 60657

subject only to general real estate taxes not due and payable at the time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property. In Witness whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary.

Dated this 13 day of August, 2004

OVERHILL DEVELOPMENT, INC.

By: Timothy Kerins

PRESIDENT, TIMOTHY KERINS

State of Illinois )  
) ) ss  
County of Cook )

**P.N.T.N.**

I, the undersigned, a Notary Public in and for said county, in the state aforesaid, do hereby certify that **TIMOTHY KERINS**, President, 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 as President, he signed and delivered the said instrument as President of said corporation, and caused the corporate seal of said corporation to be affixed hereto, pursuant to authority given by the Board of Directors of said corporation as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes set forth.



Given under my hand and seal this 13 day of August, 2004

Michael J. Hagerty  
Notary Public

This Instrument prepared by: Michael J. Hagerty, 6321 N. Avondale, Chicago, IL 60631

Mail to: Karen L. Price  
911 W. Roscoe, Unit 1  
Chicago, IL 60657

Tax Bill to: Karen L. Price  
911 W Roscoe, Unit 1  
Chicago, IL 60657

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## LEGAL DESCRIPTION


Unit 1 in the 911 West Roscoe Condominium as depicted on the Plat of Survey of the following described real estate:


LOT 74 (EXCEPT THE EAST 1 INCH THEREOF) IN BLOCK 1 IN BUCKINGHAM SUBDIVISION OF BLOCK 4 IN THE T PARTITION OF THE NORTH  $\frac{3}{4}$  OF THE EAST  $\frac{1}{2}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Which Plat of Survey is attached as Exhibit "B" to the Declaration of Condominium Ownership recorded June 24, 2004 in the Office of the Recorder of Deeds of Cook County, Illinois as Document Number 0417632079, and Amendment to Declaration recorded July 14, 2004 as document #0419639117 and as amended from time to time together with its undivided percentage interest in Cook County, Illinois.

Also, the exclusive right to the use to garage space number G-1 and storage space number S-1, limited common elements "(LCE)", as delineated on the Plat of Survey and the rights and easements for the benefit of Unit Number 1 as are set forth in the declaration; the Grantor reserves to itself; its successors and assigns, the rights and easements as set forth in the said Declaration for the remaining land described therein.

PERMANENT INDEX #: 14-20-413-069-0000 ADDRESS: 911 W. ROSCOE, #1, CHICAGO, IL 60657

CITY TAX  REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	<b>CITY OF CHICAGO</b> OCT. 25. 04	# 000002545 <b>REAL ESTATE TRANSFER TAX</b>
		044925 0
		FP 103026

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	<b>STATE OF ILLINOIS</b> OCT. 25. 04	# 000005458 <b>REAL ESTATE TRANSFER TAX</b>
		0059900
		FP 103021

COUNTY TAX  REAL ESTATE TRANSACTION TAX REVENUE STAMP	<b>COOK COUNTY</b> <b>REAL ESTATE TRANSACTION TAX</b> OCT. 25. 04	# 000005468 <b>REAL ESTATE TRANSFER TAX</b>
		002995 0
		FP 103025