

UNOFFICIAL COPY

274 0433147180

WARRANTY DEED



0433147180

MAIL TO:

Susan Bryniarski Frischer, Esq.
4024 North Milwaukee Avenue
Chicago, IL 60641

Doc#: 0433147180
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 11/26/2004 11:31 AM Pg: 1 of 3

NAME/ADDRESS OF TAXPAYER:

Jeremy Appell and Julia Rabinovitz
6146 North Washtenaw, Unit 3
Chicago, IL 60659

THE GRANTORS, MATTHEW JAFFE, a single man never married and JERRY KERSZ, divorced and not since remarried, each as to an undivided 1/2 interest, for and in consideration of ten and no/100 dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to JEREMY APPELL and JULIA RABINOVITZ, husband and wife, both of Chicago, Illinois, not as tenants in common nor as joint tenants but in tenancy by the entirety, 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

ADDRESS: 6146 North Washtenaw, Unit 3, Chicago, IL 60659

P.I.N. No.: 13-01-217-022 (underlying)

THIS IS NOT HOMESTEAD PROPERTY

In Witness Whereof, said Grantors have caused their names to be signed to these presents and attested this 1st day of November, 2004.

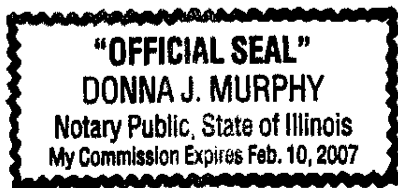
Matthew Jaffe

Jerry Kersz

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Matthew Jaffe and Jerry Kersz are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 1st day of November, 2004.



Notary Public


This instrument was prepared by Joseph P. Mulhern, 221 North LaSalle Street, Suite 2200, Chicago, IL 60601

UNOFFICIAL COPY

EXHIBIT A

UNIT 3 AND PARKING UNIT P-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 6146 NORTH WASHTENAW CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0423918095, IN THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13, OF THE EAST PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

CITY TAX
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE




CITY OF CHICAGO
 NOV. 22.04

0000011674

FP 103018	02025.00	REAL ESTATE TRANSFER TAX
-----------	----------	-----------------------------

STATE TAX

STATE OF ILLINOIS
 NOV. 21.04




REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000022759

FP 103014	00270.00	REAL ESTATE TRANSFER TAX
-----------	----------	-----------------------------

COUNTY TAX

COOK COUNTY
 REAL ESTATE TRANSACTION TAX



NOV. 22.04

REVENUE STAMP

0000000000

FP 103017	00135.00	REAL ESTATE TRANSFER TAX
-----------	----------	-----------------------------

UNOFFICIAL COPY

EXHIBIT A-1

There were no tenants in this Unit as the entire building was vacant at the time of acquisition and the subsequent condominium conversion. As there were no tenants, a tenant did not have the option to purchase this Unit.

Grantor also hereby grants to the Grantee, her successors and assigns as rights and easements appurtenant to the subject Unit described herein, the rights and easements for the benefits of said Unit as set forth in the Declaration of Condominium; and Grantor reserves for 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 recited and stipulated at length herein.

Property Of Cook County Clerk's Office