

UNOFFICIAL COPY



WARRANTY DEED
JOINT TENANCY

GRANTOR(S):
BOZENA SYKURSKI
married to Krzysztof Sykurski
PRESENTLY RESIDING AT:
3115 NORTH NASHVILLE, UNIT # 2W,
CHICAGO, IL 60634

Doc#: 0435102325
Eugene "Gene" Moore Fee: \$46.00
Cook County Recorder of Deeds
Date: 12/16/2004 10:27 AM Pg: 1 of 2

(The Above Space For Recorder's Use Only)

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to: ANNA OSSOWSKA and TOMASZ KOGUT, not in tenancy in common and not in tenancy by the entirety but in JOINT TENANCY, with the rights of survivorship, the following described Real Estate situated in Cook County, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO, INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF.

P.I.N.: 13-30-204-055-1003

PROPERTY ADDRESS: 3115 NORTH NASHVILLE, UNIT # 2W, CHICAGO, IL 60634

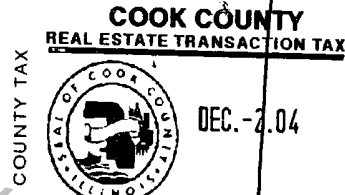
THIS REAL ESTATE IS NOT HOMESTEAD PROPERTY FOR KRZYSZTOF SYKURSKI

SUBJECT TO: (1) General real estate taxes for the year 2004 and subsequent years. (2) Covenants, conditions and restrictions of record. (3) Private, public and utility easements. (4) Governmental taxes or assessments for improvements not yet completed.

Hereby releases and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said real estate forever as JOINT TENANTS.

DATED this 29 day of November, 2004.

Bozena Sykurski
BOZENA SYKURSKI



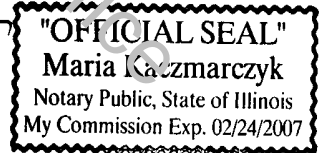
REAL ESTATE TRANSFER TAX
00087.50
ED 102810

STATE OF ILLINOIS, COUNTY OF COOK) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that BOZENA SYKURSKI personally known to me to be the same persons whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

STEWART TITLE OF ILLINOIS
2 N. LaSALLE STREET
SUITE 1920
CHICAGO, IL 60602

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this 29 day of November, 2004.

Maria Kaczmarczyk
Notary Public



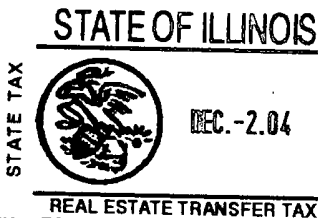
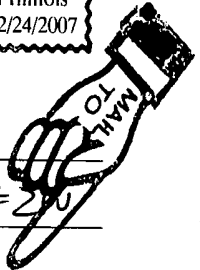
Prepared by: Maria Kaczmarczyk, Attorney at Law, 5477 N. Milwaukee Avenue, Chicago, IL 60630

Return to:

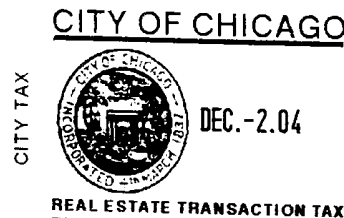
ANDREW LIGAS
5097 So. ARCHER - #200
CHICAGO, IL 60632

Send Subsequent Tax Bills To:

TOMASZ KOGUT
3115 No. NASHVILLE - #200
CHICAGO, IL 60634



REAL ESTATE TRANSFER TAX
00175.00
ED 102804



REAL ESTATE TRANSFER TAX
01312.50
ED 102807

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STEWART TITLE**ALTA COMMITMENT****Schedule A - Legal Description**File Number: TM162668
Assoc. File No: 0404801**GUARANTY COMPANY**
HEREIN CALLED THE COMPANY**COMMITMENT - LEGAL DESCRIPTION**

Parcel 1: Unit Number 2W in the 3115 N. Nashville Condominium, as delineated on the Plat of Survey of the following described tract of land:

The North 20 feet of Lot 4 and the South 20 feet of Lot 5 in Clarence E. Neubaum's Resubdivision of Lot 8 in Second Addition to Mont Clare Garden's, a subdivision of the East half of the Northeast quarter of Section 30, Township 40, Range 13, (except that part taken for the railroad), East of the Third Principal Meridian, in Cook County, Illinois;

which Survey is attached as Exhibit "B" to the Declaration of Condominium recorded on February 21, 2002 as document number 002-0202721, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of limited common elements known as Storage Space No. 3 and Parking Space No. 3, as delineated on the Survey attached to the Declaration, aforesaid, recorded as document number 002-0202721.

Permanent Index Number: 13-30-204-055-1003 (Volume number 362)