UNOFFICIAL COPY

WARRANTY DEED

THE GRANTOR, MEENA
PATEL, a widow and not
since remarried, of the Village
of Glenview, County of Cook,
for and in consideration of TEN
DOLLARS (\$10.00) in hand
paid, CONVEYS and
WARRANTS to MATTHEW T.
MARTELL of 5461 S.
Ingleside, Cnicago, IL 60615,
County of Cook State of
Illinois,



Doc#: 0501004076 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 01/10/2005 12:18 PM Pg: 1 of 3

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

(SEE ATTACHED LEGAL DESCRIPTION RIDER)

Subject only to the following: if any: cove nants, conditions, and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments, if any, thereto; private, public, and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highway, if any; party wall rights and agreements, if any; limitations and conditions imposed by the Condominium Property Act; mortage or trust deed specified below, if any; general real estate taxes for 2002 and subsequent years; installments due after the date of closing assessments established pursuant to the Declaration of Condominium: and to 2003 and 2004.

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

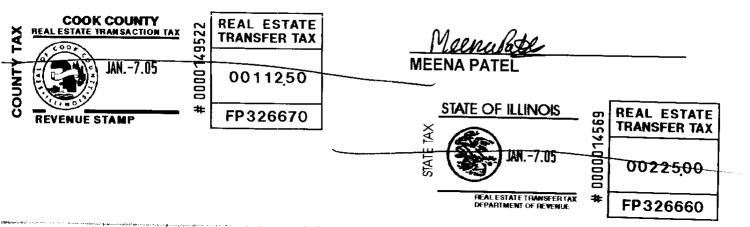
PIN:

20-14-216-045-1017

Address of Real Estate:

1359 E. 57th ST., UNIT 2, CHICAGO, IL 60637

DATED this 6th day of JANUARY 2005.



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THIS INSTRUMENT Prepared by:

HAL A. LIPSHUTZ

LEVIT AND LIPSHUTZ 1120 W. BELMONT AVE.

CHICAGO, IL 60657-3313

SEND SUBSEQUENT Tax Bills to:

MATTHEW MARTELL 1359 E. 57TH ST. UNIT 2

CHICAGO, IL 60637



MAIL TO:

MATTHEW MARTELL

7557 W. 63RD STREET, SUMMIT, IL 60501

STATE OF ILLINOIS

Si

COUNTY OF COOK

The undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that **MEENA**, **PATEL WIDOWED AND NOT SINCE REMARRIED**, is personally known to me to be too same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 6th day of JANUARY 2005.

Notery Public

"OFFICIAL SEAL

JULIE A. MOORE NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 2/24/2008

City of Chicago

Dept. of Revenue

364862

01/07/2005 12:47 Batch 02244 9

Real Estate Transfer Stamp

\$1,687.50

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LEGAL DESCRIPTION RIDER

UNIT 1359-2 IN THE KENWOOD GREEN CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 1,2,3 AND 4 IN THE SUBDIVIDES OF LOT 1 (EXCEPT THE SOUTH 60 FEET THEREOF) IN WALTER NELSON'S SUBDIVISION OF LOTS 16 TO 24, INCLUSIVE, WITH PART OF VACATED ALLEY LYING EAST OF AND ADJOINING SAID LOTS, IN BLOCK 69 IN HOPKINS ADDITION TO HYDE PARK, BEING A SUBDIVISION OF THE WEST ½ OF THE NORTHWEST 1/4 OF SECTION14, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO

THE EAST 37 FEET INCIDS OF THE SOUTH 60 FEET LOT 1 IN WALTER C. NELSON'S SUBDIVISION OF LOTS 16 TO 24, INCLUSIVE, WITH PART OF VACATED ALLEY LYING EAST OF AND ADJOINING SAID LOTS, IN BLOCK 69 IN HOPKINS' ADDITION TO HYDE PARK, BEING A SUBDIVISION OF THE WEST ½ OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' MADE BY MIDWEST BANK AND TRUST COMPANY AS TRUSTEE UNDER NUMBER 74041247, RECORDED IN THE OFFICE OF THE RECORDED DEEDS IN COOK COUNTY, ILLINOIS AS DOCUMENT 23026200; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN:

20-14-216-045-1017

COMMONLY KNOWN AS:

1359 EAST 59TH STREET, UNIT #2F, CHICAGO, IL

MAIL TO:

LEVIT & LIPSHUTZ ATTN: HAL LIPSHUTZ 1120 W. BELMONT CHICAGO, IL 60657