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Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY
2058581MTCLaSalle



Doc#: 0501434011
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 01/14/2005 09:51 AM Pg: 1 of 3

THE GRANTOR(S), JOSEPH SALERNO, DIVORCED NOT SINCE REMARRIED, and JUDY DEJAN, DIVORCED NOT SINCE REMARRIED, 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

MATTHEW R. BESUDEN AND ROBERT BESUDEN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

(GRANTEE'S ADDRESS) 852 N. ELSTON, #2, CHICAGO, Illinois 60622 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:

ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements, general taxes for the year 2004 and subsequent years.

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Real Estate Index Number(s): 16-01-226-006-0000

Address(es) of Real Estate: 1245 N. ROCKWELL, UNIT 1, CHICAGO, Illinois 60622

Dated this 29th day of Nov., 2004

JOSEPH SALERNO

JUDY DEJAN

City of Chicago
Dept. of Revenue
365357
01/13/2005 11:23 Batch 11839 65

Real Estate
Transfer Stamp
\$2,062.50



COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
JAN. 13.05
REVENUE STAMP

0000149882
REAL ESTATE
TRANSFER TAX
00137.50
FP326670

STATE TAX
STATE OF ILLINOIS
JAN. 13.05
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000014931
REAL ESTATE
TRANSFER TAX
00275.00
FP326660

M.G.R. TITLE

Property of Cook County Clerk's Office

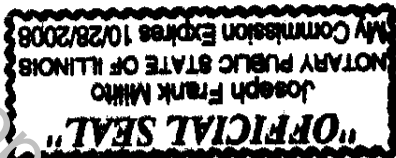
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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOSEPH SALERNO and JUDY DEJAN ,

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 29th day of Nov., 2004



Joseph Frank Milito
(Notary Public)

Prepared By: Joseph Frank Milito
732 W. Fullerton Pkwy
Chicago, Illinois 60614

Mail To:
MICHAEL J. COZZI, ESQ.
215 N. ARLINGTON HEIGHTS RD. , 54, 100
ARLINGTON HEIGHTS, Illinois 60004

Name & Address of Taxpayer:
MATTHEW R. BESUDEN
1245 N. ROCKWELL, UNIT 1
CHICAGO, Illinois 60622

Property of Cook County Clerk's Office

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EXHIBIT "A"

LEGAL DESCRIPTION:

PARCEL 1:

UNIT 1 IN THE 1245 ROCKWELL CONDOMINIUM, AS DELINEATED AND DEFINED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 42 IN BLOCK 5 IN WINSLOW AND JACOBSON'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 040433527000, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0433527000.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY 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 PROPERTY DESCRIBED THEREIN.

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

THE TENANT OF THE UNIT HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.