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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY



05063024130

Doc#: 0506302413
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 03/04/2005 11:04 AM Pg: 1 of 3

THE GRANTOR(S), Sara E. Keeler, Single woman never married, 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 Maria Warchal, of Chicago, Illinois, County of Cook, all interest in 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

SUBJECT TO:

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

Permanent Real Estate Index Number(s): 11-30-307-216-1009

Address(es) of Real Estate: 7306 N. Ridge Ave. Unit 2C, Chicago, Illinois 60645

Dated this 24th day of February, 2005

Sara E. Keeler

BOX 15

395481

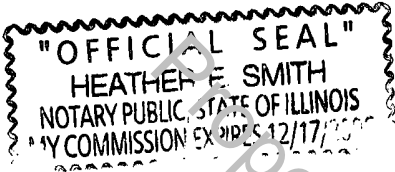
TICOR TITLE INSURANCE
1511 W. BARRY
CHICAGO, IL 60657

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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 Sara E. Keeler, Single woman never married, 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 24th day of February, 2005



Heather E. Smith
(Notary Public)

Prepared By: Michael Pardys
1300 W. Belmont
Chicago, Illinois 60657

Mail To:
MARIA WARCHAL
7306 N. RIDGE AVE., UNIT 2C
CHICAGO, IL 60645

Name & Address of Taxpayer:
Maria Warchal
7306 N. Ridge Ave. Unit 2C
Chicago, Illinois 60645

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX

MAR. -3.05

REVENUE STAMP

0000026352

REAL ESTATE TRANSFER TAX
00059.75
FP326707

CITY OF CHICAGO

CITY TAX

MAR. -3.05

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000018597

REAL ESTATE TRANSFER TAX
000896.00
FP 102803

STATE OF ILLINOIS

STATE TAX

MAR. -3.05

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000026431

REAL ESTATE TRANSFER TAX
00119.50
FP 102809

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TICOR TITLE INSURANCE COMPANY

ORDER NUMBER: 2000 000395451 SC
STREET ADDRESS: 7306 N. RIDGE BLVD, UNIT 2C
CITY: CHICAGO **COUNTY:** COOK COUNTY
TAX NUMBER: 11-30-307-216-1009

LEGAL DESCRIPTION:

UNIT NUMBER 2C IN THE RIDGE AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 3 AND THAT PART OF LOT 5 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH WEST CORNER OF LOT 4 THENCE WESTERLY TO POINT 150 FEET WEST OF THE WESTERLY LINE OF RIDGE AVENUE AT A POINT IN THE SOUTH LINE OF LOT 3 EXTENDED THENCE NORTHWESTERLY ALONG A LINE PARALLEL TO AND WITH THE WESTERLY LINE OF RIDGE AVENUE TO A POINT 150 FEET WEST OF THE WESTERLY LINE OF RIDGE AVENUE TO A POINT IN THE NORTH LINE OF LOT 3 EXTENDED; THENCE EAST ALONG SAID LINE OF LOT 3 EXTENDED TO THE NORTH WEST CORNER OF LOT 3 THENCE SOUTHEASTERLY ALONG AND UPON THE EASTERLY LINE OF LOT 5 TO THE PLACE OF BEGINNING IN BLOCK 2 IN CONGDON'S RIDGE ADDITION TO ROGERS PARK AS SUBDIVISION OF THE SOUTH 50 ACRES OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98699790; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.