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05088141620

Special Warranty Deed

Doc#: 0508814162
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 03/29/2005 09:20 AM Pg: 1 of 3

422534

1 of 2

This indenture, made this 17th day of March, 2005, between Marcin Galan, party of the first part, and Dagmara Wisniewska party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the corporate resolution, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part individually and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois know and described as follows, to wit:

(*) A SINGLE MAN

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

P.I.N. # 17-07-224-014-0000

Address of Real Estate: 525 N. Marshfield, Unit # 1, Chicago, IL 60622

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his, her, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his, her, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: (a) Real estate taxes for the current year not due and payable; (b) Easements or encroachments existing of record, covenants, restrictions, agreements, conditions and building lines of record; (c) Governmental taxes or assessments for improvements not yet completed; (d) The Declaration of Condominium Ownership for 525 North Marshfield Condominium recorded on August 08, 2004, as document number 0422219001 including all Exhibits thereto, as amended from time to time, and rules and regulations, if any, for the 525 North Marshfield Condominium; (e) The Illinois Condominium Property Act; and (f) Acts done or suffered by Grantee.

Grantor also hereby grants to the grantee, its successors and assigns, all rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit 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 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.

STEWART TITLE SERVICE
CHICAGO, ILLINOIS 60601

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents the day and year first above written.

Marcin Galan by Marek Loza

March 17, 2005

Marcin Galan

attorney in fact

State of Illinois)

County of Cook)

I, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that *MAREK* ~~Marcin~~ Galan, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument for uses and purposes therein set forth. *ON BEHALF OF*
MARCIN GALAN.



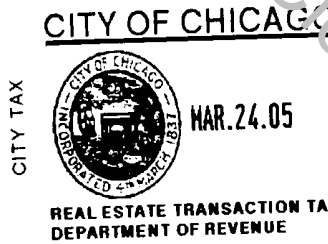
March 17, 2005

Notary Public

After recording mail to:
Dagmara Wisniewska
525 N. Marshfield, Unit # 1
Chicago, IL 60622

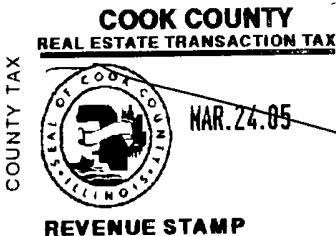
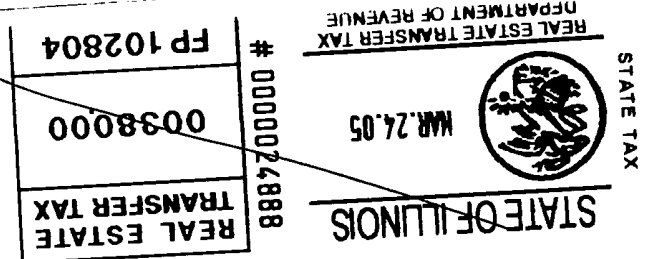
Mark H. Jeszczyk
2456 N. Milwaukee
Chicago, IL 60618
Suite 205-H

Mail subsequent tax bills to:
Dagmara Wisniewska
525 N. Marshfield, Unit # 1
Chicago, IL 60622



REAL ESTATE TRANSFER TAX
02850.00
FP 102807

PREPARED BY
LOZA LAW OFFICES
1701 WOODFIELD
SCHAUMBURG, IL 60173



REAL ESTATE TRANSFER TAX
00190.00
FP 102810

File Number: TM172576

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LEGAL DESCRIPTION

Unit 1 together with its undivided percentage interest in the common elements in 525 North Marshfield Condominium, as delineated and defined in the Declaration recorded as document number 0422219001, in Section 7, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 17-07-224-014 (Volume number 587) (underlying)

Commonly known as: 525 North Marshfield
Condo 1
Chicago IL 60622

Property of Cook County Clerk's Office