

2 of 4
18/19
UNOFFICIAL COPY

WARRANTY DEED
Statutory (Illinois)

MAIL TO:

Andrew Ryerson, Esq.
639 S. Lincoln
Arlington Heights, IL 60005

NAME & ADDRESS OF TAXPAYER:
Paul M. McGinley & Jennifer Huang
61 West 15th Street
Unit 610
Chicago, IL 60605



Doc#: **0508904179**
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 03/30/2005 10:54 AM Pg: 1 of 3

THIS SPACE FOR RECORDER'S USE ONLY

LFCO-00041

an Unmarried Person,
THE GRANTOR Gary M. Garverick of the City of Chicago, County of COOK, State of IL for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid

CONVEY and WARRANT to PAUL M. MCGINLEY AND JENNIFER HUANG, Husband and Wife, the following described Real Property in the city of **Chicago**, County of **COOK**

(GRANTEE'S ADDRESS) 1340 N. Astor, #2603, Chicago, IL 60610, the **not** in Tenancy in Common, not in Joint Tenancy, but as Tenants by the Entirety, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Legal description continued on Exhibit "A" attached hereto and made a part hereof:
SUBJECT TO: General real estate taxes for the year 2004 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions and restrictions of record. hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

Permanent Index Number(s) 17-21-210-139-1049 and 17-21-210-139-1120
Property Address: 61 West 15th Street, Unit 610, Chicago, IL 60605

DATED this 22nd day of March, 2005.

(Seal)

Gary M. Garverick
Gary M. Garverick (Seal)

(Seal)

(Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES (765 ILCS 5/35c)

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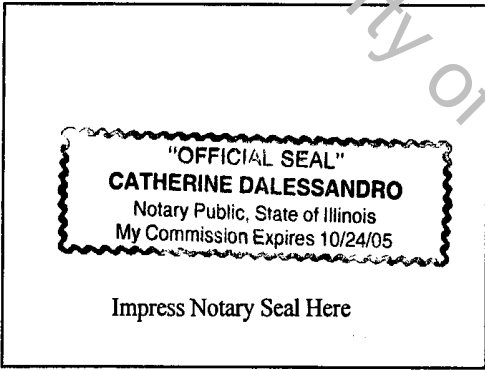
STATE OF ILLINOIS }
County of Cook } ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY THAT, Gary M. Garverick** personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 22nd day of March, 2005.

Catherine Dalessandro
Notary Public

My Commission Expires on _____ 20____



ILLINOIS TRANSFER STAMP OR

EXEMPT UNDER PROVISIONS OF PARAGRAPH _____
SECTION 4, REAL ESTATE TRANSFER TAX ACT.

NAME AND ADDRESS OF PREPARER:
LandAmerica Relocation
Two Devon Sq., 744 West Lancaster Ave.
Wayne, PA 19087-2594

DATE BUYER, SELLER OR REPRESENTATIVE

** This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILSC 5/3-5020) and the name and address of the person preparing the instrument. (55ILCS 5/3-5022)

WARRANTY DEED

TO

UNOFFICIAL COPY

LEGAL DESCRIPTION:

PARCEL 1:

UNIT NO. 404 AND P-55 IN BURNHAM STATION CONDOMINIUM, AS DELINEATED ON AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF BLOCKS 32 AND 33 IN ASSESSOR'S SECOND DIVISION OF THE EAST FRACTIONAL NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF BLOCK 33 IN ASSESSOR'S SECOND DIVISION, SAID SOUTHWEST CORNER DEEDED AS BEING 205.30 FEET NORTH OF THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 21, SAID WEST LINE OF BLOCK 33 BEARS NORTH 0 DEGREES 09 MINUTES 20 SECONDS WEST; THENCE NORTH 90 DEGREES EAST 14.74 FEET; THENCE NORTH 0 DEGREES EAST, 14.35 FEET TO THE POINT OF BEGINNING, THENCE NORTH 89 DEGREES 56 MINUTES 39 SECONDS EAST, 82.0 FEET; THENCE NORTH 0 DEGREES 3 MINUTES 21 SECONDS WEST 242.0 FEET; THENCE SOUTH 89 DEGREES 56 MINUTES 39 SECONDS WEST, 82.0 FEET; THENCE SOUTH 89 DEGREES 56 MINUTES 21 SECONDS EAST, 242.0 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 7, 2000 AS DOCUMENT NO. 00159774, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR BURNHAM STATION MASTER ASSOCIATION RECORDED AUGUST 25, 1999 AS DOCUMENT NUMBER 99811483, AS AMENDED FROM TIME TO TIME.

City of Chicago Real Estate
 Dept. of Revenue Transfer Stamp
 373288 \$2,452.50
 03/29/2005 15:24 Batch 05059 86

COUNTY TAX

COOK COUNTY
 REAL ESTATE TRANSACTION TAX

MAR.29.05

0000007376

REAL ESTATE TRANSFER TAX

00163.50

FP 103019

REVENUE STAMP

STATE TAX

STATE OF ILLINOIS

MAR.29.05

0000000286

REAL ESTATE TRANSFER TAX

00327.00

FP 103020

REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE