

# UNOFFICIAL COPY

**THIS DOCUMENT PREPARED BY:**

Margaret L. Valerius  
P O Box 2526  
Homewood, IL 60430



**Doc#:** 0511539012  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 04/25/2005 09:00 AM Pg: 1 of 2

**MAIL TAX BILL TO:**

Ryan R. Cowden  
3105 West George Street, #3  
Chicago, IL 60618

**MAIL RECORDED DEED TO:**

Janice Federinko Winter  
P O Box 583  
Palos Heights, IL 60463

1 of 3

**WARRANTY DEED  
Statutory (Illinois)**

THE GRANTOR(S), Royal George, LLC, a Limited Liability Corporation duly registered under the Laws of the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to Ryan R. Cowden, an unmarried person, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

88

UNIT NUMBER 3105-3 IN ALBANY-GEORGE CONDOMINIUM AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND; LOTS 1 AND 2 IN MEYER AND SMITH'S SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT " " TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 29, 2004 AS DOCUMENT NO 0421118016, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

CHC

PARCEL 2. ~~UNLIMITED~~ USE OF THE ROOF TOP AREA IDENTIFIED AS L.C.E. R-3 TO UNIT 3105-3

Permanent Index Number(s): 13-25-130-016-0000;  
Property Address: 3105 West George Street, #3, Chicago, IL 60618

Subject property does not constitute Homestead Property of the Grantor.

Subject, however, to the general taxes for the year of 2005 and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Dated this 17th day of March, 2005

Royal George, LLC  
By: Seth Vamos  
Seth Vamos

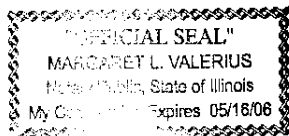
STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Seth Vamos, 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, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 17th day of March, 2005

B-334

M L Valerius  
Notary Public



# UNOFFICIAL COPY

STATE OF ILLINOIS  
 APR. 21. 05  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

STATE TAX

00008578

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00206.00                 |
| FP 102808                |

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 APR. 21. 05  
 COUNTY TAX

REVENUE STAMP

865800011

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 00103.00                 |
| FP 102802                |

CITY OF CHICAGO  
 APR. 21. 05  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

CITY TAX

000002371

|                          |
|--------------------------|
| REAL ESTATE TRANSFER TAX |
| 01545.00                 |
| FP 102805                |

PROPRIETARY  
 Cook County Clerk's Office