

UNOFFICIAL COPY



Doc#: 0513641045  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 05/16/2005 10:29 AM Pg: 1 of 4

**WARRANTY DEED**  
ILLINOIS STATUTORY  
CORPORATION TO INDIVIDUAL

**MAIL TO:**

Tory Boyer  
1500 Skokie Boulevard, Suite 203  
Northbrook, Illinois 60062

**NAME/ADDRESS OF TAXPAYER:**

Eric Gunderson and Joanna Gunderson  
Townhouse Unit No. A-8  
2804 W. Dickens  
Chicago, Illinois

RECORDER'S STAMP

THE GRANTOR, 2617 W. EVERGREEN CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for the consideration of TEN AND 00/100THS DOLLARS (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporations,

CONVEYS and WARRANTS unto  
Eric Gunderson and Joanna Gunderson, husband and wife, as tenants by the entirety  
of Townhouse Unit A-8, 2804 W. Dickens,  
Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Legal Description attached hereto and made a part hereof.

Permanent Index Number: 13-36-119-016-0000 (undivided) affects underlying land

Commonly Known As: Townhouse Unit A-8,  
2804 W. Dickens, Chicago, Illinois

SUBJECT TO: See Legal Description attached hereto and made a part hereof.

In Witness Whereof, the said Grantors have caused their respective names to be signed to these presents by their respective Presidents this 11<sup>th</sup> day of May, 2005.

2617 W. EVERGREEN CORPORATION,  
an Illinois corporation

BY: x Krzysztof Miscierewicz  
Krzysztof Miscierewicz, Its President

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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 Krzysztof Miscierewicz, personally known to me to be the President of 2617 W. EVERGREEN CORPORATION, and 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 as such President he signed and delivered the said instrument as President of said corporation, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this 11<sup>th</sup> day of May, 2005.

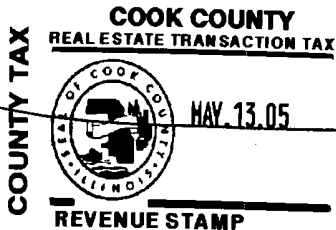


John E. Lovstrand  
 Notary Public  
 My commission expires: 9-4-2006

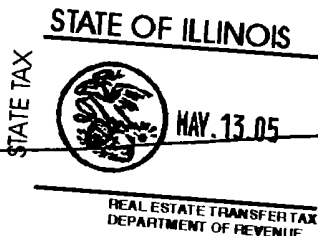
This instrument prepared by

John E. Lovstrand  
 PALMISANO & LOVSTRAND  
 19 South LaSalle Street, Suite 900  
 Chicago, Illinois 60603

Real Estate Transfer Stamp  
**\$3,030.00**  
 City of Chicago  
 Dept. of Revenue  
**379910**  
 05/13/2005 09:28 Batch 02231 11



# 0000160001	REAL ESTATE TRANSFER TAX
	0020200
	FP326670



# 000019781	REAL ESTATE TRANSFER TAX
	0040400
	FP326660

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## Legal Description

### **TOWNHOUSE UNIT NO. A-8**

That part of Lots 7 and 8 in Block 6 in Schleswig, being a subdivision of part of the Northwest  $\frac{1}{4}$  of Section 36, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, described as follows:

**See Additional Legal Description Attached Hereto and Made a Part Hereof.**

ADDRESS: TOWNHOUSE UNIT NO. A-8  
2804 W. Dickens, Chicago, Illinois

P.I.N: **13-36-119-016-0000** (undivided) affects underlying land

### SUBJECT TO:

- (a) General taxes not due and payable at the time of Closing;
- (b) Building, building line and use or occupancy restrictions, conditions and covenants of record, if any;
- (c) Zoning and building laws or ordinances;
- (d) Roads and highways, if any;
- (e) Covenants and easements heretofore created in favor of public utilities and the City of Chicago and reserved by the Seller for the installation and maintenance of public utility facilities such as, but not limited to, lines, mains, pipes, poles, wires, tunnels, basins and equipment with right of access thereto for necessary maintenance;
- (f) Declaration of Party Wall Rights, Easements, Covenants, Conditions and Restrictions recorded in the Office of the Recorder of Deed; and
- (g) Acts or omissions of Purchaser.

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UNIT A-8:

THAT PART OF LOTS 7 AND 8, TAKEN AS A SINGLE TRACT, IN BLOCK 6 IN SCHLESWIG, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 7; THENCE NORTH 00 DEGREES 00 MINUTES 02 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 7 AND ITS EXTENSION, BEING A PORTION OF THE WEST LINE OF SAID LOT 8, A DISTANCE OF 49.04 FEET; THENCE SOUTH 89 DEGREES 25 MINUTES 23 SECONDS EAST, A DISTANCE OF 113.40 FEET TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED; THENCE CONTINUING EASTERLY ALONG THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 16.00 FEET; THENCE SOUTH 00 DEGREES 09 MINUTES 09 SECONDS WEST, A DISTANCE OF 48.93 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 7; THENCE NORTH 89 DEGREES 28 MINUTES 18 SECONDS WEST ALONG THE SAID SOUTH LINE OF LOT 7, A DISTANCE OF 16.00 FEET; THENCE NORTH 00 DEGREES 09 MINUTES 09 SECONDS EAST, A DISTANCE OF 48.94 FEET TO THE POINT OF BEGINNING.

PIN #: 13-36-119-016-0000

Commonly known as: 2804 W. DICKENS AVE #A8  
CHICAGO, Illinois 60647