

INTC 2060363 / AK

WARRANTY DEED

ILLINOIS STATUTORY CORPORATION TO INDIVIDUAL

Doc#: 0510241077 Eugene "Gene" Moore Fee: \$30.00 Cook County Recorder of Deeds Date: 04/12/2005 11:07 AM Pg: 1 of 4

MAIL TO:

Karen Patterson P.O. Box 657 Glenview, IL 60025 NAME/ADDRESS OF TAXPAYER:

TAYLOR R. STEAHLY Townhouse Unit No. A-2 2816 West Dickens Chicago, Illinois



Doc#: 0515741048 Eugene "Gene" Moore Fee: \$32.00 Cook County Recorder of Deeds Date: 06/06/2005 10:42 AM Pg: 1 of 5

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 husband + wife unto Taylor R. Steahly + Margo Steahly, not as joint tenants or as tenants of Townhouse Unit A-2, 2816 W. Dickens in common, but as Tenants by The Entirety 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.

THIS DOCUMENT IS BEING RE-RECORDED TO INCORPORATE ADDITIONAL LANGUAGE.

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

Commonly Known As: Townhouse Unit A-2, 2816 West 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 1st day of April, 2005.

2617 W. EVERGREEN CORPORATION, an Illinois corporation

BY: x Krzysztof Miscierewicz, Its President

M.G.R. TITLE

City of Chicago Dept. of Revenue & Transfer Stamp Real Estate \$3,041.25 375445 04/11/2005 08:56 Batch 02205 8



UNOFFICIAL COPY

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 1st day of April, 2005.

John E. Lovstrand
 Notary Public



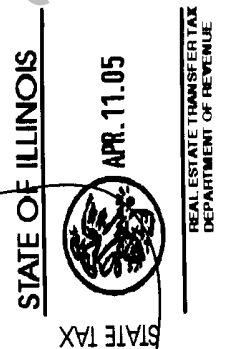
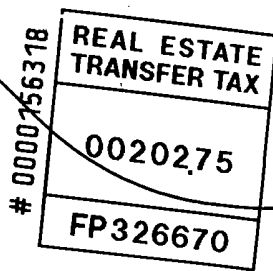
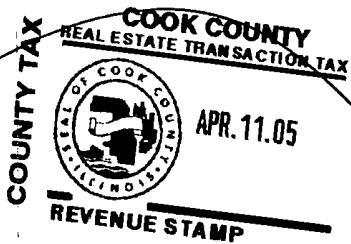
My commission expires: 9-4-2006

This instrument prepared by

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

REAL ESTATE TRANSFER TAX	00405.50	FP326660
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00001833



UNOFFICIAL COPYLegal DescriptionTOWNHOUSE UNIT NO. A-2

TAKEN AS A SINGLE TRACT,
 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-2
2816 West Dickens, Chicago, IL

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.

ADDITIONAL LEGAL DESCRIPTION

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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 17.46 FEET TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED; THENCE CONTINUING EASTERLY ALONG THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 16.01 FEET; THENCE SOUTH 00 DEGREES 09 MINUTES 09 SECONDS WEST, A DISTANCE OF 49.01 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 16.01 FEET; THENCE NORTH 00 DEGREES 09 MINUTES 09 SECONDS EAST, A DISTANCE OF 49.02 FEET TO THE POINT OF BEGINNING.

Property of Cook County Clerk's Office

(2060363.PFD/2060363/36)

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GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY 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 PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL

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