

# UNOFFICIAL COPY

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547155 T100R

## WARRANTY DEED



Doc#: 0516414150  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 08/13/2005 08:39 AM Pg: 1 of 2

THE GRANTOR, PAUL M. LUKAS,  
single, having never been married,  
of the City of Chicago, County of Cook,  
State of Illinois, for and in consideration  
of TEN DOLLARS and other good  
and valuable considerations

in hand paid, CONVEYS and  
WARRANTS to Nicholas Coats, UNMARRIED  
100 W. Chestnut #1301, Chicago, IL 60613,

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

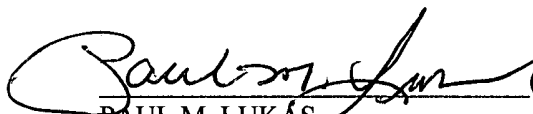
See reverse for legal description

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the  
State of Illinois.

Permanent Real Estate Index Number: 14-16-300-032-1010

Address of Real Estate: 4343 N. Clarendon #1301, Chicago, Illinois 60613

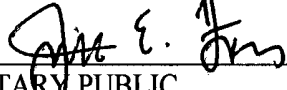
Dated this 23<sup>rd</sup> day of May, 2005

 (SEAL)  
PAUL M. LUKAS

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 Paul M. Lukas, single, having never been married, 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, sealed and delivered the said instrument as his 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 official seal, this 23<sup>rd</sup> day of May, 2005

  
NOTARY PUBLIC



BOX 15

**UNOFFICIAL COPY****Legal Description**

UNIT 1301 IN THE BOARDWALK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:


LOTS 1 TO 3, 11 TO 16 IN C.U. GORDON'S ADDITION TO CHICAGO, SAID ADDITION BEING A SUBDIVISION OF LOTS 5, 6, 23 AND 24 AND THAT PART VACATED STREETS BETWEEN SAID LOTS IN SCHOOL TRUSTEE'S SUBDIVISION OF FRACTIONAL SECTION 16, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE CONDOMINIUM OWNERSHIP DECLARATION RECORDED AS DOCUMENT NUMBER 25120912, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, IN SECTION 16, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


SUBJECT ONLY TO THE FOLLOWING, IF ANY: COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD; PUBLIC AND UTILITY EASEMENTS; SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; UNCONFIRMED SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS; GENERAL REAL ESTATE TAXES FOR THE YEAR 2004 AND SUBSEQUENT YEARS.


This instrument was prepared by: Judith E. Fors, 4669 N. Manor, Chicago IL 60625

Mail to: Richard Cohn  
221 N. LaSalle #2040  
Chicago IL 60601

Send subsequent tax bills to: Nicholas Coats  
4343 N. Clarendon #1301  
Chicago IL 60613

COUNTY TAX  REVENUE STAMP	<b>COOK COUNTY</b> <b>REAL ESTATE TRANSACTION TAX</b> JUN.-9.05	<b>REAL ESTATE TRANSFER TAX</b>
	# 0000027930	0002700
	# FP326707	

CITY TAX  REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	<b>CITY OF CHICAGO</b> JUN.-9.05	<b>REAL ESTATE TRANSFER TAX</b>
	# 0000017928	0040500
	# FP 102803	

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	<b>STATE OF ILLINOIS</b> JUN.-9.05	<b>REAL ESTATE TRANSFER TAX</b>
	# 0000028007	0005400
	# FP 102809	