

# UNOFFICIAL COPY

## Warranty Deed

ILLINOIS



Doc#: 0516640059  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 06/15/2005 01:36 PM Pg: 1 of 3

563467

Above Space for Recorder's Use Only

THE GRANTOR(s) Christopher L. Hinson married to Mary Katherine Hinson of the City of Chicago, County of Cook State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to (Name and Address of Grantee-s) Ashish E. Shah and Ujjaini Mitra-Shah, 3038 N Sheffield-Unit 1, Chicago, Illinois Husband and Wife, as tenants by the entirety the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached here to and made part here of.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2004 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 14-29-204-040-1006

Address(es) of Real Estate: 918 W Fletcher-Unit 3C, Chicago, Illinois, 60657

The date of this deed of conveyance is May 18, 2005.

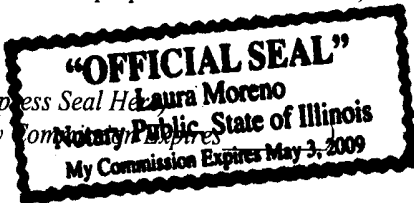
(SEAL) Christopher L. Hinson

(SEAL) Mary Katherine Hinson

(SEAL)

(SEAL)

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 Christopher L. Hinson married to Mary Katherine Hinson 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 official seal May 18, 2005

Notary Public

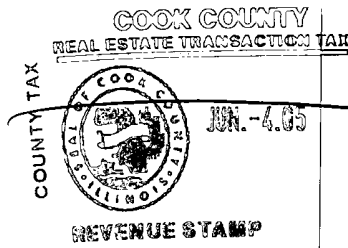
BOX 15

TICOR TITLE INSURANCE

# UNOFFICIAL COPY

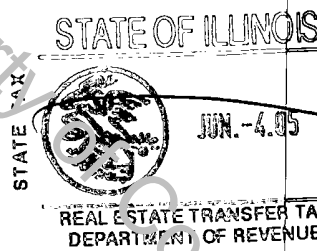
LEGAL DESCRIPTION

For the premises commonly known as 918 W Fletcher-Unit 3C, Chicago, Illinois, 60657



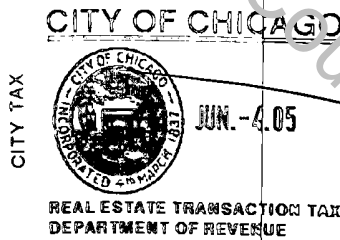
# 0000027868

REAL ESTATE TRANSFER TAX
0019625
FP326707



# 0000027926

REAL ESTATE TRANSFER TAX
0039250
FP 102809



# 0000027876

REAL ESTATE TRANSFER TAX
0294375
FP 102803

This instrument was prepared by:  
Elka Geller Nelson  
20 N. Clark, Suite 550  
Chicago, IL, 60602

Send subsequent tax bills to:  
Ashish V. Shah  
918 W Fletcher-Unit 3C  
Chicago, Illinois, 60657

Recorder-mail recorded document to:  
Hiten Gardi  
Attorney At Law  
1450 East American Lane-Suite 1400  
Schaumburg, Illinois, 60172

**UNOFFICIAL COPY**  
 TITLE INSURANCE COMPANY  
**COMMITMENT FOR TITLE INSURANCE**

NO.: 2000 000563467 CH

SCHEDULE A (CONTINUED)

**THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:**

## PARCEL 1:

UNIT NO 918-C IN 916-918 WEST FLETCHER STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

SUBPARCEL 1: THE WEST 1/2 OF LOT 9 IN BLOCK 2 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART OF SAID LOT WHICH LIES WEST OF GREEN BAY ROAD) IN THE CANAL TRUSTEES SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBPARCEL 2: THE EAST 26 FEET OF LOT 10 IN BLOCK 2 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART OF SAID LOT WHICH LIES WEST OF GREEN BAY ROAD) IN THE CANAL TRUSTEES SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT " B" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 21, 1990 AS DOCUMENT 90407828 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS

## PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF GARAGE UNIT GPS-3, A LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS 90407828.