

UNOFFICIAL COPY



Doc#: 0516626022
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 06/15/2005 09:59 AM Pg: 1 of 3

WARRANTY DEED

Synergy SL 0502975
Prepared By:
Gregory A. Braun, Esq.
217 North Jefferson
5th Floor
Chicago, Illinois 60661

Return to after recording:
Randall Hribal, Esq.
Attorney At Law
10500 West Cermak Road
Westchester, IL 60154

KELLY DOUGHERTY, an unmarried woman, 345 W. Fullerton, Unit #405, Chicago, IL 60614 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby CONVEY(S) and WARRANT(S) to **CHRISTOPHER KRALL**, 538 Barnsdale Road, LaGrange Park, IL 60526 ("Grantee") the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description

Permanent Real Estate Index Number: 14-33-200-016-1005
Address of Real Estate: 345 W. Fullerton, Unit 405, Chicago, IL 60614

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

Grantor's warranties are subject to: covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes and assessments and general real estate taxes for the year 2004 and subsequent years.

Synergy Title Services, LLC.
730 West Randolph, Suite 300
Chicago, IL 60661
Phone (312) 334-9000 fax (312) 334-9009

UNOFFICIAL COPY

Dated: May 31, 2005

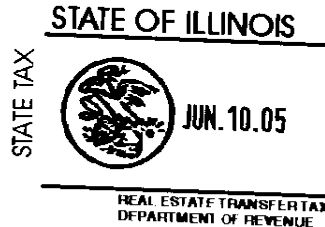
City of Chicago
Dept. of Revenue
382826



Real Estate
Transfer Stamp
\$1,162.50

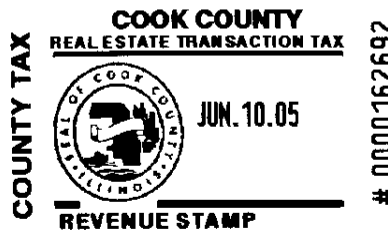
06/07/2005 14:54 Batch 11837 98

Kelly Dougherty
Kelly Dougherty



REAL ESTATE TRANSFER TAX
00155.00
0000021296
FP326660

Name and Address of Taxpayer:
Christopher Kraft
345 W. Fullerton
Unit 405
Chicago, IL 60614



REAL ESTATE TRANSFER TAX
00077.50
0000162692
FP326670

STATE OF ILLINOIS)
 SS)
COUNTY OF COOK)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY THAT, Kelly Dougherty, 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 severally acknowledged that she signed and delivered that said instrument, as her free and voluntary act, and as the free and voluntary act for the uses and purposes therein set forth.

Given under my hand and under this seal this 31st day of May, 2005

Teresa L. West
Notary Public



UNOFFICIAL COPY

**LEGAL DESCRIPTION OF
345 W. FULLERTON, #405, CHICAGO, IL 60614**

UNIT 405 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST
IN THE COMMON ELEMENTS IN THE 345 FULLERTON PARKWAY
CONDOMINIUM, AS DELINEATED AND DEFINED IN THE
DECLARATION RECORDED AS DOCUMENT NO. 92066230, IN SECTION
33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 14-33-200-016-1005

Property of Cook County Clerk's Office