UNOFFICIAL COPY

WARRANTY DEED STATUATORY OF ILLINOIS (Corporation to Individual) THE GRANTOR, REAL ESTATE DEVELOPMENT GROUP, INC.

An Illinois corporation, for And in consideration of TEN DOLLARS (\$10.00), In hand paid, and pursuant To authority given by the Board of directors of said corporation CONVEYS and WAPRANTS to



0516845114 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 06/17/2005 11:19 AM Pg: 1 of 3

CHRISTOPHER NICKEPSON, not as tenants in common, not as tenants by the Entirety, not as joint tenancy, but as INDIVIDUAL.

The following described real estate situated in the County of COOK in the State of Illinois, to wit;

LEGAL DESCRIPTION HEREBY ATTACHED

Hereby releasing and waiving all rights under and by virtue of the Homestead exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as tenants in common, not as tenants by the entirety, not as joint tenancy, but as INDIVIDUAL.

PERMANENT REAL ESTATE INDEX NUMBER: 16-02-219-012-0000

ADDRESS OF REAL ESTATE:

3231 W. HIRSCH UNIT 4R CHICAGO, IL 606251

* There was no tenant of the above unit to waive any right of first refusal*

"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, aforesaid, 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."

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In Witness Whereof, said Grantor has caused its nurits President, this day of	me to be signed to these presents by 2005.	
REAL ESTATE DEVELOPMENT GROUP, INC. An Illinois Corporation By: Its President	Dept. of Revenue	Real Estate sfer Stamp 1,638.75
STATE OF ILLEVOIS) SS COUNTY OF COOK)	JUN. 17.05 OC	L ESTATE NSFER TAX 02 18 50 326669
I, the undersigned, a Notary Public in and for said Content of Real Estate Development Group, In in an Illinois of the to be the same person whose name is subscribed appeared before me this day in person and as knowled delivered the said instrument pursuant to authority a Corporation, as the free and voluntary act, and as the Corporation for the uses and purposes therein set for	ly known to me to be the President Corporation, and is personally known ed to the foregoing instrument, edged that he signed, sealed and given by the board of directors of the fee and voluntary act of said	REAL ESTATE TRANSFER TAX 0010925 FP326670
4-27-1X 3 JO Al	FICIAL SEAL NNE STANISLAWSKI Y PUBLIC, STATE OF ILLINOIS MMISSION EXPIRES 4/22/2008	COOK COUNTY FEAL ESTATE TRANSACTION TAX TO STATE TRANSACTION TAX TO
MAIL TO:	SEND TAX BILLS TO:	XAT YTNUOD
CHRISTOPHER NICKERSON 3231 W. HIRSCH, UNIT 4R CHICAGO, IL 60622	CHRISTOPHER NICKERSO 2231 W. HIRSCH, UNIT 4R. CHICAGO, IL 60632	N 1

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2242 SICKS ROLLING MEADOWS, IL. 60008

PHONE (847)797-9200 FAX (847)797-8150

Issuing Agent for CHICAGO TITLE INSURANCE COMPANY

COMMITMENT SCHEDULE A (CONTINUED)

COMMITMENT NUMBER: 6707356

PROPERTY DESCRIPTION

THE LAND REFERRED TO IN THIS POLICY IS DESCRIBED AS FOLLOWS:

UNIT 4R IN THE 3234 W. HIRSCH CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0512539087 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 2, TOWNSHIP 39 NORTH, PANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK, ILLINOIS.