

UNOFFICIAL COPY

RC 43373 1/2



Doc#: 0517841287  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 06/27/2005 03:50 PM Pg: 1 of 3

**WARRANTY DEED**

Statutory (Illinois)

**THE GRANTORS:**

**KRUNO HUITZINGH and  
BARBARA A. HUITZINGH,**

Husband and wife,  
of the City of Chicago,

State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) in hand paid, and other good and valuable consideration, CONVEYS and WARRANTS to

WAYNE HUMMER TRUST COMPANY, N.A. 1908 W. 103rd Street, Chicago, IL 60643. Dated June 3, 2005, A/K/A Trust Number BEV2063.

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

SEE LEGAL DESCRIPTION ATTACHED

Subject to the following permitted exceptions, if any,: covenants, conditions, and restrictions of record; public and utility easements; general real estate taxes for 2004 and subsequent years; the mortgage or trust deed and acts done or suffered by or through the Purchaser.

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, forever.

**STREET ADDRESS: 1433 S. Prairie Avenue, Unit E, Chicago, Illinois 60605**  
**PIN: 17-22-110-035-1025**

DATED THIS 26 DAY OF MAY, 2005

\_\_\_\_\_  
KRUNO HUITZINGH

\_\_\_\_\_  
BARBARA A. HUITZINGH

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 KRUNO HUITZINGH and BARBARA A. HUITZINGH, known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26 day of May, 2005.

\_\_\_\_\_  
NOTARY PUBLIC

SEAL



*This instrument was prepared by Heidi Weitmann Coleman, 7301 N. Lincoln Ave., Ste. 140, Lincolnwood, Illinois 60712.*

Mail To:

Send Subsequent Tax Bills To:

775 W. 159th  
Tinley Park, IL 60477

SAME

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J

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE TAX

**STATE OF ILLINOIS**

JUN.21.05

REAL ESTATE TRANSFER TAX

00995.00

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

# 000000853

FP 103020

COUNTY TAX

**COOK COUNTY**

REAL ESTATE TRANSACTION TAX

JUN.21.05

REAL ESTATE TRANSFER TAX

00497.50

REVENUE STAMP

# 0000007944

FP 103019

City of Chicago Real Estate  
 Dept. of Revenue Transfer Stamp  
 384629 \$7,462.50  
 06/21/2005 10:00 Batch 11846 40

File No.: RTC43373

**UNOFFICIAL COPY**

Property Address:

1433 S. PRAIRIE AVENUE, UNIT E,  
CHICAGO IL 60605

Legal Description:

UNIT J-25 IN PRAIRIE PLACE CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF LOT 2 IN PRAIRIE PLACE TOWNHOMES SUBDIVISION, BEING A SUBDIVISION IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 1 IN SAID SUBDIVISION; THENCE NORTH 00 DEGREES, 01 MINUTE, 19 SECONDS EAST ALONG THE NORTHERLY EXTENSION OF SAID LOT 1 FOR A DISTANCE OF 56.00 FEET; THENCE SOUTH 89 DEGREES, 58 MINUTES, 41 SECONDS EAST, 102.21 FEET; THENCE NORTH 89 DEGREES, 58 MINUTES, 41 SECONDS WEST, 102.21 FEET TO THE EAST LINE OF SAID LOT 1; THENCE NORTH 00 DEGREES, 01 MINUTE, 19 SECONDS EAST ALONG SAID EAST LINE 68.00 FEET THEREON TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO THAT PART OF LOT 2 IN PRAIRIE PLACE TOWNHOMES SUBDIVISION, BEING A SUBDIVISION IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 1 IN SAID SUBDIVISION; THENCE NORTH 00 DEGREES, 01 MINUTES, 19 SECONDS EAST ALONG THE NORTHERLY EXTENSION OF THE EAST LINE OF SAID LOT 1 FOR A DISTANCE OF 175.0 FEET TO THE NORTH LINE OF LOT 2; THENCE NORTH 89 DEGREES, 58 MINUTES, 41 SECONDS WEST ALONG SAID NORTH LINE 75.0 FEET TO THE NORTHWEST CORNER OF LOT 2; THENCE SOUTH 00 DEGREES, 01 MINUTES, 19 SECONDS WEST ALONG THE WEST LINE OF LOT 2 AFORESAID 175.0 FEET TO THE NORTHWEST CORNER OF LOT 1; THENCE SOUTH 89 DEGREES, 58 MINUTES, 41 SECONDS EAST ALONG SAID NORTH LINE 75.0 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO

LOT 1 IN PRAIRIE PLACE TOWNHOMES SUBDIVISION, BEING A SUBDIVISION IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED MARCH 3, 1995 AS DOCUMENT 95150205, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 29, 1996 AS DOCUMENT 96318235, AS AMENDED BY THE CORRECTION TO DECLARATION RECORDED MAY 21, 1996 AS DOCUMENT 96385673 AND AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER, UPON AND ACROSS THE EASEMENT PARCEL AS CREATED AND SET OUT IN THE GRANT OF EASEMENT RECORDED DECEMBER 29, 1994 AS DOCUMENT 04080035 AND AS CREATED BY DEED RECORDED JANUARY 30, 1998 AS DOCUMENT 98083842.

Permanent Index No.: 17-22-110-035-1025