



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)



0518235260

Doc#: 0518235260
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 07/01/2005 09:38 AM Pg: 1 of 3

8283279-CTI-NB 1082

PROPERLY FILED IN COOK COUNTY RECORDER'S OFFICE

THE GRANTOR, Modyl Construction, Inc., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEY(S) and WARRANT(S) to Mark Glovsky and * 1440 N. Leavitt, Chicago, Illinois 60622 of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: *Aimee Elizabeth Glovsky, husband and wife not in tenancy in common, or joint tenancy but as TENANTS BY THE ENTIRETY See legal description attached hereto and hereby made a part hereof.

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: general real estate taxes not due and payable at the time of Closing, the Illinois Condominium Property Act and the Municipal Code of Chicago, the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and Bylaws for 2713 W. Haddon Condominium Association including all amendments and exhibits thereto, applicable zoning and building laws and ordinances, acts done or suffered by Grantee or anyone claiming by, through, or under Grantee, easements, agreements, conditions, covenants and restrictions of record, if any, leases and licenses affecting the Common Elements or Grantee, liens and other matters of title over which the Chicago Title Insurance Company, is willing to insure without cost to Purchaser and encroachments, if any.

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.

Permanent Real Estate Index Number(s): 16-01-404-018-0000
Address(es) of Real Estate: 2713 W. Haddon, Unit 3, Chicago, Illinois 60622

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its President, this 1st day of June, 2005.

Modyl Construction, Inc.

By Anna Shoykhet
Anna Shoykhet
President

3K9

BOX 334 CT

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Anna Shoykhet, personally known to me to be the President of the Modyl Construction, Inc., and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as such Anna Shoykhet and President she signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1st day of June 2005



Stephanie D Simon (Notary Public)

Prepared By: Earl L. Simon
4709 W. Golf, Suite 475
Skokie, Illinois 60076

STATE OF ILLINOIS		6996669	REAL ESTATE TRANSFER TAX
STATE TAX	JUN.28.05	0000000000	0033000
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		#	FP 103032

Mail To:
Kimberly Duda
19 S. LaSalle, #1500
Chicago, Illinois 60603

Name & Address of Taxpayer:
Mark Glovsky
2713 W. Haddon, Unit 3
Chicago, Illinois 60622

COOK COUNTY REAL ESTATE TRANSACTION TAX		000000721000000	REAL ESTATE TRANSFER TAX
COUNTY TAX	JUN.28.05	#	0016500
REVENUE STAMP			FP 103034

CITY OF CHICAGO		1722000000	REAL ESTATE TRANSFER TAX
CITY TAX	JUN.28.05	#	02475.00
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE			FP 103033

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LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 3 IN THE 2713 W. HADDON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 6 IN BLOCK 3 IN WETHERBEE AND GREGORY'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED ~ AS DOCUMENT NUMBER ~; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-3 AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION RECORDED ~ AS DOCUMENT ~.