



Doc#: 0523720026 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/25/2006 09:49 AM Pg: 1 of 2

①

**PREPARED BY:**

Greg Sultan  
1601 SHERMAN AVENUE  
SUITE 200  
EVANSTON, ILLINOIS 60201

**MAIL TAX BILL TO:**

Huy Nguyen  
1133 S. Wabash  
#301  
Chicago, Illinois 60605

**MAIL RECORDED DFED TO:**

13 62929



**WARRANTY DEED**  
Statutory (Illinois)

THE GRANTOR(S), Feliciano Molina, a married man, married to Beatrice Aviles, of the City of Chicago, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Huy Nguyen, unmarried, of the City of Chicago, State of Illinois, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

Parcel 1: Units 301 and P-24 in the Cosmopolitan Lofts Condominium, as delineated on the Survey of the following described real estate: Part of Block 21 in Canal Trustee's Subdivision of Lofts in Fractional Section 15, Addition to Chicago in Township 39 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 as Document Number 00198107 together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2: Easements for the benefit of Parcel 1 for ingress and egress, use, support, maintenance and enjoyment as set forth in the Declaration of Covenants, Conditions and Restrictions and Reciprocal Easement recorded as Document No. 00198106.

Parcel 3: The exclusive right to the use of storage area S-301, a limited common element as delineated on a Survey of the attached to the Declaration aforesaid recorded as Document No. 00198107.

Permanent Index Number(s): 17-15-309-032-1008 & 1071  
Property Address: 1133 S. Wabash, #301, Chicago, IL 60605

2LLC  
ERHS

Subject, however, to the general taxes for the year of 2004-2nd installment and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Attorneys' Title Guaranty Fund, Inc.  
33 N. Dearborn, Suite 650  
Chicago, Illinois 60602-3104  
(312) 372-1735

# UNOFFICIAL COPY

Warranty Deed - Continued

Dated this 1st Day of July 2005  
August

*[Signature]*  
Feliciano Molina

*[Signature]*  
Beatrice Aviles  
solely for the purpose of waiving homestead

STATE OF IL )  
COUNTY OF Cook ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Feliciano Molina and Beatrice Aviles, 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 notarial seal, this 1st Day of August 20 05  
*[Signature]*  
Notary Public

" My Commission Expires: "  
CLAUDIA BRAD  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 7/10/2007

Exempt under the provisions of paragraph \_\_\_\_\_

STATE TAX

STATE OF ILLINOIS



AUG. 18. 05

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000003797

REAL ESTATE TRANSFER TAX
0031850
FP326652

CITY TAX

CITY OF CHICAGO



AUG. 18. 05

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000010718

REAL ESTATE TRANSFER TAX
0090000
FP326650

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



AUG. 18. 05

REVENUE STAMP

# 0000019008

REAL ESTATE TRANSFER TAX
0015925
FP326665

CITY TAX

CITY OF CHICAGO



AUG. 18. 05

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000010719

REAL ESTATE TRANSFER TAX
0090000
FP326650

CITY TAX

CITY OF CHICAGO



AUG. 18. 05

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000010720

REAL ESTATE TRANSFER TAX
0058875
FP326650