

# UNOFFICIAL COPY



## WARRANTY DEED

Statutory

Doc#: 0531811119 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/14/2005 11:23 AM Pg: 1 of 2

THE GRANTORS, RUSSELL J.

KELLER and ANNE D. CARTWRIGHT, his wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and WARRANT to JESSICA PETERSON, 2212 West Charleston, #2, Chicago, IL 60647, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE RIDER ATTACHED

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO, IF ANY: 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 or assessments; general real estate taxes for the year 2004 and subsequent years.

Permanent Real Estate Index Number: 14-31-4 6-04-1006

Address of Real Estate: 1701 North Damen Avenue, Unit #106, Chicago, IL 60647

DATED this 4 day of October, 2005.

Russell J. Keller (SEAL)  
RUSSELL J. KELLER

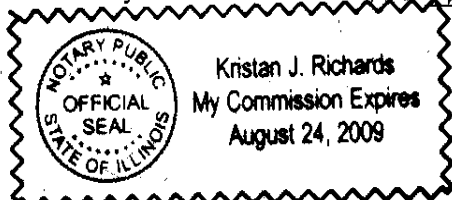
Anne D. Cartwright (SEAL)  
ANNE D. CARTWRIGHT

STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK )

2C

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RUSSELL J. KELLER and ANNE D. CARTWRIGHT, his wife, personally 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 4 day of October, 2005.



Kristan J. Richards  
NOTARY PUBLIC

This Instrument was prepared by: JAKUBCO, RICHARDS & JAKUBCO, 2224 W. Irving Park Road, Chicago, IL 60618.

MAIL TO:

Michael Wasppman  
221 N. La Salle, Ste 2040  
Chicago IL 60601

SEND SUBSEQUENT TAX BILLS TO:

Jessica Peterson, Unit 106  
1701 N. Damen, Unit 106  
Chicago IL

ATGF INC.

**UNOFFICIAL COPY****RIDER****PARCEL 1:**

UNIT 106 IN BUCKTOWN GARDENS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 36 (EXCEPT THE NORTH 3 FEET THEREOF) AND LOTS 37, 38, 39, 40, 41 AND 42 IN BLOCK 37 TOGETHER WITH THE EAST AND WEST VACATED ALLEY, LYING SOUTH AND ADJOINING SAID LOT 37 AND LYING NORTH OF AND ADJOINING LOTS 38 TO 42, IN SAID BLOCK 37 ALL IN RANDOLPH SMITH'S SUBDIVISION OF CERTAIN BLOCKS IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST ½ OF THE SOUTH ½ OF THE SOUTHEAST ¼ OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 93357552, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**


THE EXCLUSIVE RIGHT TO THE USE OF P4 AND S17, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 93357552.

COMMONLY KNOWN AS 1701 NORTH DAMEN AVENUE, UNIT #106, CHICAGO, IL 60647

P.I.N. 14-31-416-044-1006

**CITY TAX**

**CITY OF CHICAGO**

 OCT. 13.05


REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000013139

REAL ESTATE TRANSFER TAX
00900.00
FP326650

**STATE TAX**

**STATE OF ILLINOIS**

 OCT. 13.05


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000005657

REAL ESTATE TRANSFER TAX
00354.00
FP326652

**CITY TAX**

**CITY OF CHICAGO**

 OCT. 13.05


REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000013140

REAL ESTATE TRANSFER TAX
00900.00
FP326650

**COUNTY TAX**

**COOK COUNTY**

 OCT. 13.05


REAL ESTATE TRANSACTION TAX  
REVENUE STAMP

# 0000020354

REAL ESTATE TRANSFER TAX
00177.00
FP326665

**CITY TAX**

**CITY OF CHICAGO**

 OCT. 13.05

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000013141

REAL ESTATE TRANSFER TAX
00855.00
FP326650