

UNOFFICIAL COPY



WARRANTY DEED ILLINOIS

Doc#: 0532042054 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/16/2005 08:56 AM Pg: 1 of 3

THE GRANTORS:

Erica Quensen-Diez,
A single person,
435 W. Oakdale, Unit 4E

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and any other good and valuable consideration, in hand pay, CONVEYS and WARRANTS to:

Frederika Boulton and Ricardo Felice
660 W. Wrightwood #215
Chicago, IL 60614

~~As Joint Tenants, not as Tenants in Common nor as Tenants by the Entirety,~~ the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

"See attached legal description"

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


SUBJECT TO: The following, 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; the mortgage or trust deed.


Permanent Index Number: 14-28-118-051-1019 and 14-28-118-051-1028


Address of Real Estate: 435 W. Oakdale Avenue, Units 4E and P-6, Chicago, Illinois 60657

Dated this 22 day of October, 2005

Erica Quensen-Diez
Erica Quensen-Diez

CITY OF CHICAGO	
	NOV.-8.05
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	
# 0000006574	REAL ESTATE TRANSFER TAX
	0226125
	FP 102805

STATE OF ILLINOIS	
	NOV.-8.05
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	
# 0000090579	REAL ESTATE TRANSFER TAX
	0030150
	FP 102808

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	
	NOV.-8.05
REVENUE STAMP	
# 0000090802	REAL ESTATE TRANSFER TAX
	0015075
	FP 102802

Box 834

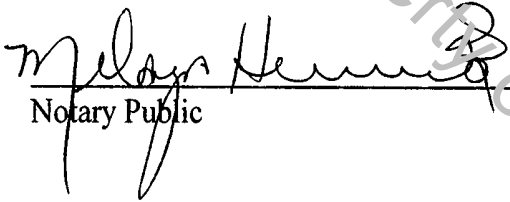
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10/14
E-6
SA3247357
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STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

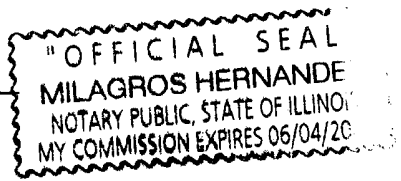
I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Erica Quensen-Diez, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 22nd day of October, 2005.



Notary Public

6-4-06
Commission Expires



This instrument was prepared by: **POWERS & OSEID, LTD.**
 19 S. LaSalle Street, Suite 902
 Chicago, Illinois 60603

MAIL TO:

Joseph Holtzman
111 W. Washington, Unit 1505
Chicago, Illinois 60602

MAIL SUBSEQUENT TAX BILLS TO:

Frederika Boulton and Ricardo Felice
435 W. Oakdale Avenue, Unit 4E
Chicago, Illinois 60657

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Property address: 435 W. Oakdale Avenue, Units 4E and P-6, Chicago, Illinois 60657

Property index number: 14-28-118-051-1019 and 14-28-118-051-1028

Legal description:

UNIT NUMBER 4E AND P-6 IN THE OAK TERRACE CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 7 (EXCEPT THE EAST 16 2/3 FEET THEREOF) AND LOT 8 (EXCEPT THE WEST 40 FEET) IN BLOCK 2 IN GILBERT HUBBARD ADDITION IN THE SOUTH EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99406920; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Cook County Clerk's Office