

UNOFFICIAL COPY

H 59066

WARRANTY DEED

THE GRANTOR(s)
4944-6 N. HARDING, INC.
an Illinois Corporation
of the City of Chicago
County of Cook, State of
Illinois for and in
consideration of Ten
(\$10) Dollars and
other good and
valuable consideration
in hand paid, CONVEY(S)
and WARRANT(S) to

FRANK C. FOFIU

of 6135 N. Kedzie, Chicago, IL 60646, the following described Real Estate
situated in the County of Cook in the State of Illinois, to Wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

ADDRESS: 4944 N. HARDING, UNIT 3W, CHICAGO, ILLINOIS 60625

PIN#: 13-11-313-015

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

SUBJECT TO: covenants, conditions, and restrictions of record, Document No.(s)
and to General Taxes for 2005 and subsequent years.

DATED THIS 10 DAY OF Nov, 2005

4944-6 N. HARDING, INC.

Teofil Taut
TEOFIL TAUT
PRESIDENT

City of Chicago
Dept. of Revenue
404910
11/15/2005 09:12
Batch 02242 19
Real Estate
Transfer Stamp
\$1,350.00




Doc#: 0532026114 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/16/2005 02:35 PM Pg: 1 of 3

HERITAGE TITLE COMPANY

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State of Illinois,
County of Cook ss.

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX  NOV. 15.05 REVENUE STAMP	# 0000176970	REAL ESTATE TRANSFER TAX 00090.00 FP326670
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I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that TEOFIL TAUT, PRESIDENT OF 4944-46 N. HARDING, INC. personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that him/her/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 official seal, this 10 day of Nov, 2005


Commission expires

 MONTY BOATRIGHT
 NOTARY PUBLIC, STATE OF ILLINOIS
 COMMISSION EXPIRES 11/25/2006


 NOTARY PUBLIC

This instrument was prepared by: MONTY BOATRIGHT 4653 N. MILWAUKEE, CHICAGO, ILLINOIS 60630

Mail this instrument to: Franky C. Fofiu, 4944 N. Harding, #3W, Chicago, IL 60625
 Send Subsequent Tax Bills to: Franky C. Fofiu, 4944 N. Harding, #3W, Chicago, IL 60625

DOC/HARDING/WARRDEED

STATE TAX	STATE OF ILLINOIS  NOV. 15.05 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 000008876	REAL ESTATE TRANSFER TAX 00180.00 FP326669
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Exhibit A

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UNIT 4944-3W IN THE 4944-46 N. HARDING AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 5 AND 6 IN FREGLER'S SUBDIVISION OF THE NORTH 1/2 OF BLOCK 3 (EXCEPT THE SOUTH 108 FEET THEREOF) IN SPRINGS SUBDIVISION OF THE WEST 60 ACRES (EXCEPT THE NORTHWEST 13 ACRES) OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED AS DOCUMENT NUMBER 3781436, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0527218914, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N. 13-11-313-015-0000 (UNDERLYING P.I.N.)

C/K/A 4944 N. HARDING AVENUE, UNIT 3W. CHICAGO, ILLINOIS 60625

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED HEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.