

# UNOFFICIAL COPY

## WARRANTY DEED

GRANTOR(S):

**SZ DEVELOPMENT CORP.,**  
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



Doc#: 0600534010 Fee: \$28.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/05/2006 08:13 AM Pg: 1 of 3

Currently Maintaining Office at:  
3857 N. Oketo  
Chicago, IL 60634

(The Above Space For Recorder's Use Only)

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S)  
and WARRANT(S) to:

**DAVID JARACZ**

the following described Real Estate situated in the State of Illinois, to wit:

P.I.N.: 24-26-122-009-0000 (UNDERLYING PIN)  
24-26-122-010-0000 (UNDERLYING PIN)

PROPERTY ADDRESS: 3754-3756 West 120<sup>th</sup> Street, Unit 3756-3A, Alsip, IL 60806

LEGAL DESCRIPTION: SEE EXHIBIT "A" ATTACHED HERETO, INCORPORATED HEREIN BY  
REFERENCE AND MADE A PART HEREOF.

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. 3

THIS DEED IS SUBJECT TO: GENERAL REAL ESTATE TAXES AND SPECIAL ASSESSMENTS NOT DUE  
AND PAYABLE AT THE TIME OF CLOSING, APPLICABLE ZONING AND BUILDING LAWS AND  
ORDINANCES AND OTHER ORDINANCES OF RECORD; THE CONDOMINIUM DOCUMENTS,  
INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO, AND ALL OF THE COVENANTS,  
CONDITIONS, EASEMENTS AND RESTRICTIONS SET FORTH THEREIN; COVENANTS, CONDITIONS,  
RESTRICTIONS, BUILDING LINES AND OTHER MATTERS OF RECORD FILED IN THE OFFICE OF  
THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS; UTILITY EASEMENTS, ACTS DONE OR  
SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER;  
LEASES, LICENSES AND EASEMENTS RELATING TO LANDSCAPING, MAINTENANCE, REPAIR, SNOW  
REMOVAL, STORM WATER RETENTION, REFUSE OR OTHER SERVICES TO, FOR OR ON THE  
PROPERTY OR OTHERWISE AFFECTING THE COMMON ELEMENTS; TERMS AND PROVISIONS OF  
THE ILLINOIS CONDOMINIUM PROPERTY ACT.

VILLAGE OF ALSIP

VILLAGE TAX



DEC. 27. 05

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000002857

REAL ESTATE  
TRANSFER TAX

00336.00

FP326706

ADD - 1145E - 192

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Hereby releases and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said real estate forever.

DATED this 28 day of Dec, 2005.

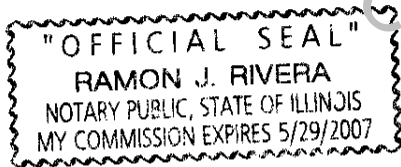
SZ DEVELOPMENT CORP.

Stan Zacharski  
by: Stanislaw Zacharski  
its: President

Attest: Stan Zacharski  
its: Secretary

STATE OF ILLINOIS, COUNTY OF COOK ) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Stanislaw Zacharski, President, and attested by Stanislaw Zacharski Secretary of SZ DEVELOPMENT CORP., personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/her 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 28 day of Dec, 2005.



[Signature]  
Notary Public

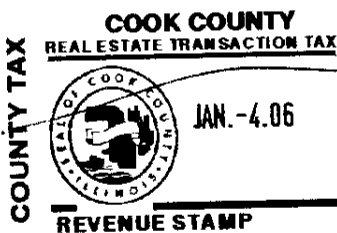
Prepared by: WALDEMAR WYSZYNSKI, Attorney at Law, 15 N. Northwest Hwy., Park Ridge, IL 60068

Return to:

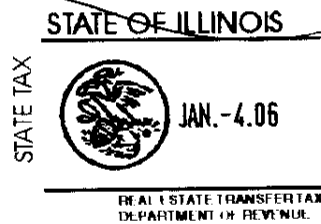
DAVID JARACZ  
3325 N. Odell  
Chicago, IL 60634

Send Subsequent Tax Bill To:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



REAL ESTATE TRANSFER TAX
0004800
FP326670



REAL ESTATE TRANSFER TAX
0009600
FP326669

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EXHIBIT "A"

UNIT 3756-3A IN THE 3754-56 WEST 120<sup>TH</sup> STREET CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 9 AND 10 IN HAMLIN HIGHLANDS, A SUBDIVISION OF THE WEST ½ OF LOT 24 IN BRAYTON FARMS NO. 3, A SUBDIVISION OF THE NORTHWEST ¼ OF SECTION 26 WEST ½ OF LOT 24 IN BRAYTON FARMS NO. 3, A SUBDIVISION OF THE NORTHWEST ¼ OF SECTION 26 (EXCEPT THE WEST 80 ACRES THEREOF), IN TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER \_\_\_\_\_, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

GRANTOR HEREBY GRANTS AND ASSIGNS TO GRANTEE THE EXCLUSIVE USE OF PARKING SPACE P-4 AND P-5 AND STORAGE SPACE NUMBER S-2, LIMITED COMMON ELEMENTS AS SET FORTH IN THE AFORESAID DECLARATION OF CONDOMINIUM.

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 THEREIN.

DEPT. OF Cook County Clerk's Office