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Doc#: 0602541159 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/25/2006 12:42 PM Pg: 1 of 4

83073865/25134147  
WARRANTY DEED *con*  
*kb*

THE GRANTOR, 3131 WEST  
LOGAN L.L.C., an Illinois  
Limited Liability Company of  
Northbrook, Illinois for and in  
consideration of the sum of Ten  
and No/100 Dollars (\$10.00), and  
other good and valuable  
consideration in hand paid,  
CONVEYS AND WARRANTS  
TO:

MIROSLAW J. CZERKAS and TANIA R. CZERKAS, husband and wife, 2643 W. *but*  
Logan, Chicago, Illinois, TO HAVE AND TO HOLD, not as tenants in common, ~~nor~~ as joint  
tenants ~~but as tenants by the entirety~~, the Real Estate situated in the County of Cook in  
the State of Illinois and described in the RIDER attached hereto and hereby made a part  
hereof. WITH RIGHT OF SURVIVORSHIP

SUBJECT TO: General taxes for 2005, not yet due and owing, and subsequent years; the  
Condominium Act of Illinois; the Declaration; applicable zoning and building and  
ordinances; covenants, conditions, restrictions, encroachments and easements of record;  
and utility easements, whether recorded or unrecorded.

GRANTOR ALSO HEREBY GRANTS TO GRANTEEES, THEIR SUCCESSORS AND  
ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE  
DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT  
OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM,  
AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND  
ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION  
FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

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

Permanent Real Estate Index Number: 13-25-314-003-000

Address of Real Estate: Unit # 3A, 3131 W. Logan Blvd., Chicago, IL 60647

BOX 333-C11

*(3)*  
*A*


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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

**CITY OF CHICAGO**

JAN. 12. 06



001177A


REAL ESTATE TRANSFER TAX	FP 103035
0.225000	

# 0000006328

REAL ESTATE TRANSFER TAX  
REVENUE STAMP

**COOK COUNTY**

JAN. 12. 06



COUNTY TAX


REAL ESTATE TRANSFER TAX	FP 103034
0015000	

# 0000018245

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

**STATE OF ILLINOIS**

JAN. 12. 06



REAL ESTATE TRANSFER TAX	FP 103032
0030000	

# 0000018145

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Dated this 11<sup>th</sup> day of January, 2006.

3131 WEST LOGAN L.L.C.

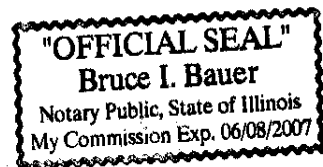
By: \_\_\_\_\_  
~~Manager~~

STATE OF ILLINOIS )  
 )SS  
 COUNTY OF COOK )

I, the undersigned, a notary public in and for the said County, in the State of aforesaid, DO HEREBY CERTIFY that Robert A. Coe, a manager of 3131 WEST LOGAN L.L.C., personally known to me to be the manager of said limited liability company and being the same person whose name is subscribed to the foregoing instrument as such manager, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument under authority of the limited liability company aforesaid, as his free and voluntary act, and as the free and voluntary act of the aforesaid limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 11<sup>th</sup> day of January, 2006.

{SEAL} \_\_\_\_\_  
 Notary Public



This instrument was prepared by Bruce I Bauer 555 Skokie Blvd, #595, Northbrook, IL 60062

MAIL TO:

MARC E. SHERWOOD  
309 W. WASHINGTON #500  
CHICAGO IL 60604

SEND SUBSEQUENT TAX BILLS TO:

MAROSZAW J. CZERNAS  
2643 W. LOGAN #2  
CHICAGO IL 60612

# UNOFFICIAL COPY



## CHICAGO TITLE INSURANCE COMPANY

**ORDER NUMBER:** 1409 008327386 SK  
**STREET ADDRESS:** 3131 W. LOGAN BLVD UNIT 3A  
**CITY:** CHICAGO **COUNTY:** COOK  
**TAX NUMBER:** 13-25-314-003-0000

**LEGAL DESCRIPTION:**

**PARCEL 1:**

UNIT NUMBER 3A IN THE LOGAN CIRCLE CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 6, 7 AND 8, IN BLOCK 2, A SUBDIVISION OF LOTS 4 AND 6 OF COUNTY CLERK'S DIVISION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 19, 2005 AS DOCUMENT 0535327038; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-3A AND ROOF DECK D-3A AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE PLAT OF SURVEY RECORDED DECEMBER 19, 2005 AS DOCUMENT 0535327038, IN COOK COUNTY, ILLINOIS.