

UNOFFICIAL COPY



Doc#: 0605842033 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 02/27/2006 07:47 AM Pg: 1 of 2

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

GRANTOR(S)
MICHAEL P. BALKIN,
Married to Bonnie Balkin
of the County of
Cook, State of Illinois
for and in consideration of
Ten Dollars (\$10.00) and other
good and valuable consideration in
hand paid, CONVEY(S) and
WARRANT(S) to the grantee(s),
GRACIELA ARIAS, (R/S)
JORGE A. ARIAS AND
MIGUEL ARIAS

Chicago, Il 606

(The Above Space for Recorder's Use)

As joint tenants with the right of survivorship, of the County of Cook, State of Illinois, the following described real estate, situated in the County of Cook, in the State of Illinois, to wit:

See Exhibit A Attached hereto and made a part hereof.

Dated this 26 day of Jan, 2006.

Michael P. Balkin
Michael P. Balkin

THIS IS NOT HOMESTEAD PROPERTY

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Michael P. Balkin, married to Bonnie Balkin 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.

Given under my hand and notary seal, this 26 day of Jan, 2006.

David Chaiken
NOTARY PUBLIC



Prepared by: David Chaiken, 111 W. Washington, #823, Chicago, Il 60602

BOX 334

PT 5079490 WPT 2
0605842033
PT 2212
C 72

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EXHIBIT A

LOTS 11 AND 12 IN FIRST ADDITION TO GARFIELD, SAID ADDITION BEING A SUBDIVISION OF LOTS 7 AND 10 IN BLOCK 2 IN HAGAN AND BROWN'S SUBDIVISION OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 13-35-315-015-0000; 13-35-315-016-0000

ADDRESS OF PROPERTY: 1701-03 N. PULASKI, CHICAGO, ILLINOIS 60639

This deed is subject to:

1. Real estate taxes not yet due and payable and for subsequent years;
2. Public and utility easements;
3. Covenants, conditions, restrictions of record as to use and occupancy;
4. Applicable zoning and building laws, ordinances and restrictions;
5. Roads and highways, if any; and
6. Acts done or suffered by the Purchaser.

Mail to: Abraham Silverstein
3735 N. KIMBALL
CHICAGO IL 60618

Sent Subsequent Tax Bills to: GRACIELA APRIAS
2528 N. KEYSER
CHICAGO IL 60639

