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Doc#: 0607342132 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/14/2006 11:30 AM Pg: 1 of 3



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY

SA 3520009 LND 82

Property of Cook County Clerk's Office

A MARRIED WOMAN

THE GRANTOR(S), Barbara Weaver of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Ranu Bhatia, (GRANTEE'S ADDRESS) 8 Montauk Lane, Vernon Hills, Illinois 60061, of the County of _____, all interest in 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

* NOT HOMESTEAD PROPERTY

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, mortgage or trust deed specified below, general taxes for the year 2005 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

Permanent Real Estate Index Number(s): 17-09-114-014-0000, 17-09-114-014-0000, 017-09-114-015-0000
Address(es) of Real Estate: 500 W. Superior #1706 & P-R49, Chicago, Illinois 60611

Dated this 24th day of February, 2006

Barbara Weaver
Barbara Weaver

CITY OF CHICAGO	
CITY TAX	REAL ESTATE TRANSFER TAX
	03300.00
MAR.-9.06	FP 102805
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	# 0000008628

COOK COUNTY REAL ESTATE TRANSACTION TAX	
COUNTY TAX	REAL ESTATE TRANSFER TAX
	00220.00
MAR.-9.06	FP 102802
REVENUE STAMP	# 0000093429

STATE OF ILLINOIS	
STATE TAX	REAL ESTATE TRANSFER TAX
	00440.00
MAR.-9.06	FP 102808
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000093202

PETZELSON

BOX 334

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Barbara Weaver personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 27th day of FEBRUARY, 2006



Mary R Peterson (Notary Public)

Prepared By: Patricia Capt
53 W. Jackson Blvd., Suite 1752
Chicago, Illinois 60604

Mail To:
Hiten Gardi
Attorney at Law
939 N. Plum Grove Road, Suite C
Schaumburg, IL 60173

Name & Address of Taxpayer:
Ranu Bhatia
8 Montauk Lane
Vernon Hills, Illinois 60061

UNOFFICIAL COPY**EXHIBIT 'A'
Legal Description****PARCEL 1:**

UNIT 1706 AND PARKING SPACE P-R49 IN THE MONTGOMERY ON SUPERIOR CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOTS 1 TO 10, LOT 15 (EXCEPT THE WEST 9 FEET), LOTS 16 TO 28 AND THE WEST 19 3/4 FEET OF LOT 11 IN BLOCK 4 IN HIGGINS, LAW AND COMPANY'S ADDITION TO CHICAGO; LOTS 1 TO 4, EXCEPT THE WEST 9 FEET OF SAID LOT 4), IN THE SUBDIVISION OF THE WEST 4 1/4 FEET OF LOT 11 AND ALL OF LOTS 12, 13 AND 14 IN HIGGINS, LAW AND COMPANY'S ADDITION TO CHICAGO, AND ALL OF THE EAST-WEST VACATED ALLEY LYING NORTH OF SAID LOTS 15 TO 28 (EXCEPT THE WEST 9 FEET THEREOF) ALL IN SECTION 19, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED MAY 18, 2005 AS DOCUMENT 0513822164 AND FIRST AMENDMENT RECORDED JULY 20, 2005 AS DOCUMENT 0520144042, SECOND AMENDMENT RECORDED OCTOBER 4, 2005 AS DOCUMENT 0527739001 AND THIRD AMENDMENT RECORDED OCTOBER 24, 2005 AS DOCUMENT 05299734054, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE 136, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0513822164.

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 FOR INGRESS AND EGRESS, USE, STRUCTURAL SUPPORT, USE OF SHARED FACILITIES, MAINTENANCE, UTILITIES, ENCROACHMENTS AND EXTERIOR MAINTENANCE AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED MAY 18, 2005 AS DOCUMENT 0513822163.