

UNOFFICIAL COPY



Doc#: 0609533172 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 04/05/2006 11:09 AM Pg: 1 of 3

CA 8902645
E R 10 F 3 LMD
CTI

WARRANTY DEED
Statutory (Illinois)
Individual to Individual

THE GRANTOR

Paul Pomerantz, a single man, of the City of Chicago, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00), and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Maurcen A. Smith and Thomas G. Smith, married to each other, of Chicago, Illinois, the Real Estate legally described on Exhibit A attached hereto and made a part hereof situated in the County of Cook, in the State of Illinois as joint tenants with right of survivorship and not as tenants in common and not as tenants by the entirety.

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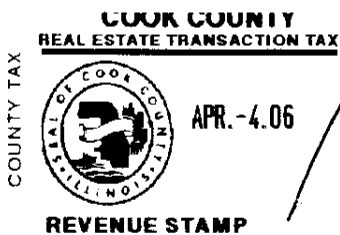
Subject only to the following, if any: General taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; the Condominium Declaration, Rules and Regulations and the Illinois Condominium Property Act; public and utility easements, provided that none of the forgoing matters underlie the improvements or would prohibit the use of the Premises as a single family condominium residence; TO HAVE AND HOLD said premises forever. Grantor hereby waives and releases any and all rights under the Homestead Exemption Laws of the State of Illinois.

Address of Real Estate: 165 N. Canal St., Unit 1213, Chicago, IL 60606

PINS: 17-09-325-009-1139 and 17-09-325-009-1704

DATED this 3rd day of April, 2006

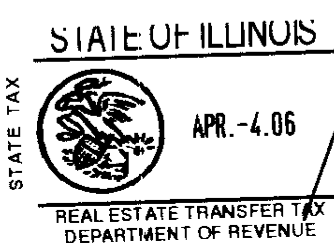
Paul Pomerantz



REAL ESTATE TRANSFER TAX
0023600
FP 102802

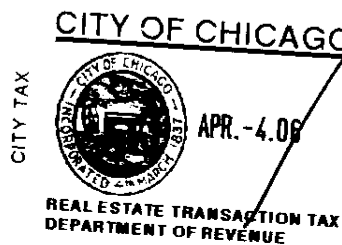
0000094057

BOX 334 CTI



REAL ESTATE TRANSFER TAX
0047200
FP 102808

0000093829



REAL ESTATE TRANSFER TAX
0354000
FP 102805

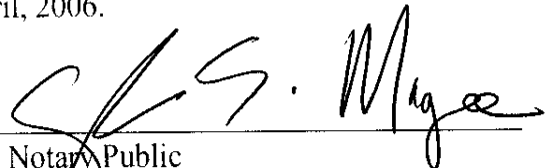
0000009150

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Paul Pomerantz, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the waiver of homestead rights.

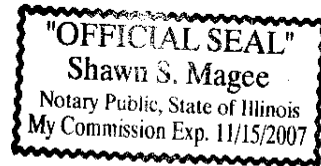
Given under my hand and official seal this 3rd day of April, 2006.



Notary Public

My Commission expires:

11/15/07



THIS INSTRUMENT WAS PREPARED BY:

Shawn S. Magee, Esq.
Shawn S. Magee, P.C.
35 E. Wacker Dr., Suite 650
Chicago, IL 60601

AFTER RECORDING MAIL TO:
Robert J. Galgan, Esq.
Galanopoulos & Galgan
340 W. Butterfield Rd.
Elmhurst, IL 60126

SEND SUBSEQUENT TAX BILLS TO:
Maureen A. Smith
Thomas G. Smith
165 N. Canal St., Unit 1213, Chicago, IL
60606

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STREET ADDRESS: 165 NORTH CANAL

UNIT 1213, T-51

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 17-09-325-009-1139

7 17-09-325-009-1704

LEGAL DESCRIPTION:

PARCEL 1:

UNITS 1213 AND T-51 IN THE RANDOLPH PLACE RESIDENCES CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN LOTS OR PARTS OF LOTS IN BLOCK 29 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97984169, AND TO THE AMENDED AND RESTATED DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE RANDOLPH PLACE RESIDENCES CONDOMINIUM ASSOCIATION RECORDED AS DOCUMENT NUMBER 08192544; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE, SUPPORT, MAINTENANCE AND ENJOYMENT AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS RECORDED AS DOCUMENT NUMBER 08192543.

Property of Cook County Clerk's Office