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WARRANTY DEED

This Indenture, made this 28th day of April, 2006, by and between David T. Parker And Susan M. Parker, Husband and Wife, (both herein "Grantor"), and CARLOS JARRIN


06143401180
Doc#: 0614340118 Fee: ~~\$25.00~~ \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/23/2006 02:21 PM Pg: 1 of 4

("Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No/ 100 Dollars (\$10.00) and other good and valuable consideration in hand paid, by the Grantee, the receipt of whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

See Attached Schedule A

Permanent Real Estate Index Number(s): 14-29-319-049-1002
Address(es) of Real Estate: 2414 N. Janssen Unit 2, Illinois 60614

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, forever.

And the Grantor, for themselves and their successors, do covenant, promise and agree to and with the Grantee, and their successors, that they have not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, and the WILL WARRANT AND DEFEND the said premises against all persons lawfully claiming, or to claim the same, by, and through or under it, subject only to:

- (1) general real estate taxes not due and payable at the time of closing;
- (2) applicable zoning and building laws and ordinances and other ordinances of record;
- (3) encroachments, if any;
- (4) acts done or suffered by Grantee or anyone claiming by, and through or under Grantee;
- (5) utility easements, if any, whether recorded or unrecorded;
- (6) covenants, conditions, restrictions, permits, casements and agreements of record;
- (7) liens and other matters of title over which The Talon Group is willing to insure without cost to Grantee.

Talon 1353762 194 CP



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IN WITNESS WHEREOF, Grantors have caused this Deed to be executed and delivered by her for the purposes herein provided on the day and year first above written.

David T. Parker
DAVID T. PARKER

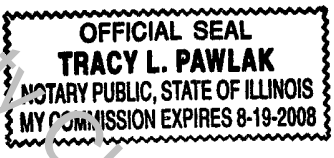
Susan M. Parker
SUSAN M. PARKER

State of Illinois)
)
County of Cook)

I, Tracy L. Pawlak, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that David T. Parker and Susan M. Parker, both personally known to me, did personally appear before me this day and signed and delivered the said instrument as their free and voluntary act.

GIVEN under my hand and seal this 19 day of April, 2006.

Commission expires 8/19, 2008
Tracy L. Pawlak
NOTARY PUBLIC



Prepared By:

Jay H. Mittelstead Jr., Esq.
One N. Franklin Street
Suite 650
Chicago, Illinois 60606

After Recording Mail To:


JAMES C. KOZL
5624 W. 74th
Barboursville IL 60459

Send Tax Bills To:

CARLOS JARRIN
1117 W. Schaumburg
Schaumburg, IL 60194

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



HAY. 19.06


REVENUE STAMP

0000027279

REAL ESTATE TRANSFER TAX
0019625
FP 103028

STATE TAX

STATE OF ILLINOIS



HAY. 19.06

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000027079

REAL ESTATE TRANSFER TAX
0039250
FP 103027

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SCHEDULE A

Unit 2 in the Janssen Condominium, as delineated on a survey of the following described real estate:

Lot 18 in Block 2 in William Hahne's Subdivision of Lots 4 to 6 of Assessor's Division of Outlot 42 of Sheffield's Addition to Chicago of part of the Southwest $\frac{1}{4}$ of Section 29, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document 91550305, together with its undivided percentage interest in the common elements.

Property of Cook County Clerk's Office

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Property of Cook County Office

REAL ESTATE TRANSFER TAX	02943.75	FP 102812
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000003671

CITY OF CHICAGO



MAY 19 06

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

CITY TAX