

# UNOFFICIAL COPY

01051998 1 of 3 BS

**WARRANTY DEED  
Statutory (ILLINOIS)  
(Corporation to Individual)**



Doc#: 0615902136 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/08/2006 11:43 AM Pg: 1 of 3

GRANTOR(S),  
4537 S. DREXEL INC.,  
a corporation created and existing  
under and by virtue of the laws of  
State of Illinois, and duly authorized  
to transact business in the 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),

SEAN WRIGHT and DAKARA RUCKER \*  
1658 N. Milwaukee Ave., #170  
Chicago, IL 60647

*As Joint Tenants*

(The Above Space For Recorder's Use)

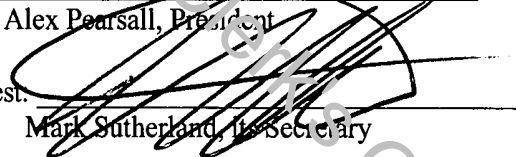
*and not as tenants in common.*

in the following described real estate, situated in the County of Cook, in the State of Illinois, to wit:  
See Legal Description attached hereto

In Witness Whereof, said Grantor has caused its corporate seal to hereto affixed and has caused its name  
to be signed to these presents by its President, and attested by its Secretary, this 11 day of  
May, 2006

4537 S. Drexel, Inc.

By:   
Alex Pearsall, President

Attest:   
Mark Sutherland, Its Secretary

*308*

STATE OF ILLINOIS )  
COUNTY OF COOK )

) SS

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY  
CERTIFY that ALEX PEARSALL, personally known to me to be the President of the corporation and  
MARK SUTHERLAND, personally known to me to be the Secretary of said corporation, and, appeared before  
me this day in person, and severally acknowledged that as such President and Secretary, they signed and  
delivered the said instrument and caused the corporate seal to be affixed thereto, pursuant to the authority  
given by the Board of Directors of said corporation, as the free and voluntary act of the corporation, for  
the uses and purposes therein set forth.

Given under my hand and notary seal, this 11 day of MAY, 2006



*Chris Steiny*  
NOTARY PUBLIC

Near North National Title  
222 N. LaSalle  
Chicago, IL 60601

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX
00108.50
FP326657

# 0000008893

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
JUN. - 6.06  
REVENUE STAMP




COUNTY TAX

REAL ESTATE TRANSFER TAX
00217.00
FP326703

# 0000011834


STATE OF ILLINOIS  
STATE TAX  
JUN. - 6.06  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE



REAL ESTATE TRANSFER TAX
01627.50
FP326675

# 0000010262

CITY OF CHICAGO  
CITY TAX  
JUN. - 6.06  
REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE



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## Legal Description

Unit # 405 and Parking Space P-31 in the Drexel Park Lofts Condominium as delineated on the survey of part of the following described real estate:

Parcel 1:

Lot 2 in the Subdivision of Lots 6 and 7 and of Block 5 in Walker and Stinson's Subdivision of the West ½ of the Southwest ¼ of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; and also,

Parcel 2:

Lots 3 and 4 in Block 5 in Hale and Harris Subdivision of the North 30.70 feet of Lot 8 and the South 69.30 feet of Lot 5 in Walker and Stinson's Subdivision of the West Half of the Southwest Quarter of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois;

Which survey is attached as Exhibit D to the Declaration of Condominium ownership recorded as document number 0526932003 in the recorder's office of Cook County, Illinois, together with its undivided percentage interest in the common elements, as amended from time to time.

PIN: 20-02-312-004; 20-02-312-024

ADDRESS OF PROPERTY: 4537 S. DREXEL BOULEVARD, CHICAGO, ILLINOIS 60653

There are no tenants in the building with the right of first refusal.

Grantor also hereby grants to the Grantee, its 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 though the provisions of said Declaration were recited and stipulated at length herein.

This deed is subject to:

1. Real estate taxes not yet due and payable and for subsequent years;
2. The Declaration;
3. Public and utility easements;
4. Covenants, conditions, restrictions of record as to use and occupancy;
5. Applicable zoning and building laws, ordinances and restrictions;
6. Roads and highways, if any;
7. Provisions of the Condominium Property Act of Illinois;
8. Installments due after the date of closing of assessments established pursuant to the

Declaration; and

9. Acts done or suffered by the Purchaser.

Mail to: Sharon D. Allen  
1757 W. 95th St  
Chicago, IL 60643

Sent Subsequent Tax Bill to:

Jean Wright  
Dorothy Rucker  
4537 S. Drexel  
#405  
Chicago, IL 60653

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