

UNOFFICIAL COPY

WARRANTY DEED

MAIL TO:

Scott Yu  
70 W. Madison, Suite 3700  
Chicago, IL 60602



Doc#: 0617004064 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/19/2006 09:58 AM Pg: 1 of 2

NAME & ADDRESS OF TAXPAYER:

Carlos Guzman  
1406 W. Foster Ave., Unit 3  
Chicago, IL 60640

THE GRANTOR Elizabeth M. Lechner married to Elliot Codner, of 1406 W. Foster Ave., Unit 3, Chicago, IL 60640, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Carlos Guzman, individually, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

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ST 50 Y 7 X  
WMM  
DECL 05 TC

PARCEL 1:

UNIT 1406-3 IN ANDERSON GLEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE SOUTH 5 2/3 FEET OF LOT 7 AND ALL OF LOTS 8, 9 AND 10 IN BLOCK 4 IN ZERO PARK, BEING ZERO MARX SUBDIVISION OF BLOCKS 1, 2, 3 AND 4 OF S. H. KERFOOTS RESUBDIVISION OF LOTS 1 TO 20 INCLUSIVE IN LOUIS E. HENRY'S SUBDIVISION OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0021009246, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE FOLLOWING AMENDMENT TO DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0030038375.

Subject only to the following, if any: covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2004 and subsequent years; the Buyer's mortgage or trust deed and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

THIS IS NOT HOMESTEAD PROPERTY AS TO ELLIOT CODNER.

Permanent Real Estate Index Number: 14-08-124-057-1010  
Property Address: 1406 W. Foster Ave., Unit 3, Chicago, IL 60640

Dated this 8th day of June, 2006

Elizabeth M. Lechner (Seal)  
Elizabeth M. Lechner

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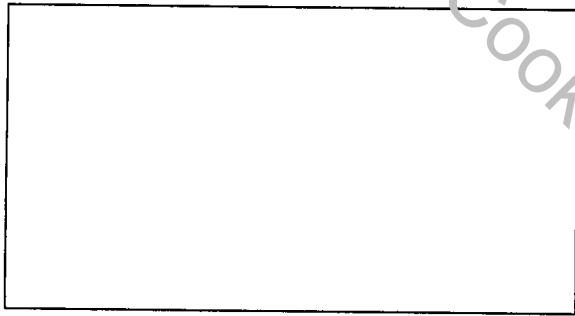
STATE OF NEW JERSEY )  
COUNTY OF Essex ) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Elizabeth M. Lechner, a single person, 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 she signed, sealed and delivered the instrument as her 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 notarial seal, this 8<sup>th</sup> day of June, 2006

Mary Jane Gsell  
NOTARY PUBLIC

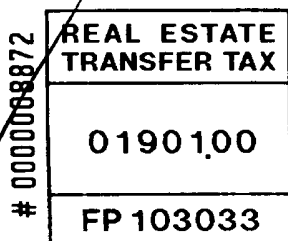
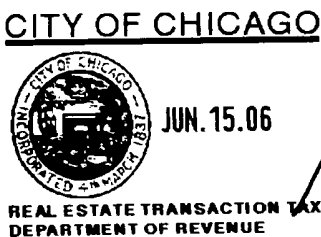
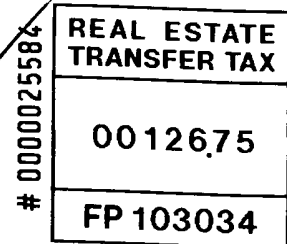
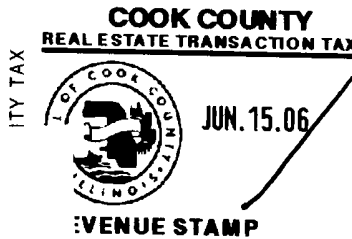
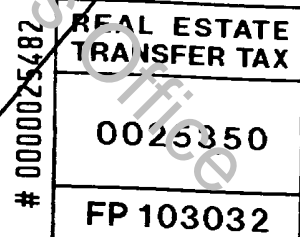
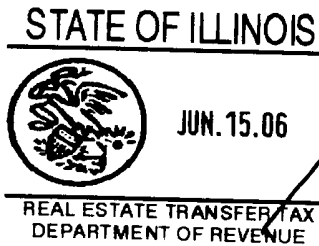
My commission expires: 11/25/09



MARY JANE GSELL  
NOTARY PUBLIC OF NEW JERSEY  
My Commission Expires Nov. 23, 2009

COUNTY-ILLINOIS TRANSFER STAMP

NAME and ADDRESS OF PREPARER:  
John H. Ciprian Jr.  
Reda | Ciprian | Magnone LLC  
8501 W. Higgins  
Suite 440  
Chicago, Illinois 60631



CITY TAX