

CT STS 0396470
WARRANTY DEED
Statutory (ILLINOIS)
Corporation to Individual

UNOFFICIAL COPY



Doc#: 0623033117 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/18/2006 11:05 AM Pg: 1 of 3

THE GRANTOR, ROBERT IMPROVEMENTS, INC., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation **CONVEY(S) and WARRANT(S) to: HUMBERTO GUZMAN**, the following described Real estate situated in the County of Cook, State of Illinois, to wit:

SEE REVERSE FOR LEGAL DESCRIPTION

P. I. N. # 16-01-416-004-0000

ADDRESS OF REAL ESTATE: 2751 W. AUGUSTA, UNIT 2, CHICAGO, ILLINOIS 60622

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its **ROBERT POCICA**, President and Secretary, this 31 day of JULY, 2006.

ROBERT IMPROVEMENTS, INC.

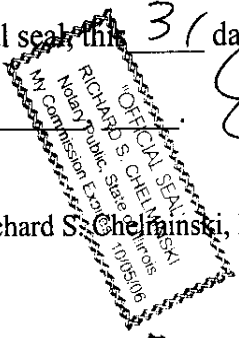
Impress
Corporate Seal
Here

By: Robert Pocić
ROBERT POCICA, President and Secretary

State of Illinois, County of Cook ss. I, the undersigned Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that ROBERT POCICA, personally known to me to be the President and Secretary of the ROBERT IMPROVEMENTS, INC., corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 31 day of JULY, 2006.

Commission expires _____




[Signature]
NOTARY PUBLIC

PREPARED BY: Richard S. Chelminski, P.C., 5521 N. Cumberland, Chicago, Illinois 60656.

BOX 333-CTI


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Proper Cook County Clerk's Office

STATE OF ILLINOIS

 AUG. 16.06
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE


0000028738

REAL ESTATE TRANSFER TAX
00285.50
FP 103032

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX

 AUG. 16.06
 REVENUE STAMP

0000028848

REAL ESTATE TRANSFER TAX
00142.75
FP 103034

CITY OF CHICAGO

 AUG. 16.06
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

0000010640

REAL ESTATE TRANSFER TAX
02141.00
FP 103033

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LEGAL DESCRIPTION

the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1:

UNIT 2 IN 2751 W. AUGUST CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE WEST 12 FEET OF LOT 7 AND THE EAST 16 FEET OF LOT 8 IN BLOCK 2 IN TAYLOR AND CANDA'S SUBDIVISION OF THE WEST ½ OF THE SOUTHWEST ¼ OF THE SOUTH EAST ¼ OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 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 052622700, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT OF USE OF PARKING SPACE P - 2 AS LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 0526227000.

P. I. N. # 16-01-416-004-0000

ADDRESS OF REAL ESTATE: 2751 W. AUGUSTA, UNIT 2, CHICAGO, ILLINOIS 60622

SUBJECT TO, IF ANY:

Covenants, conditions and restrictions of record; building lines; easements; roads and highways; and subject only to real estate taxes not due and payable at the time of closing.

MAIL TO:

Donna Amstrong

P.O. Box 29

St. Charles IL 60174

SEND SUBSEQUENT TAX BILLS TO:

Humberto Guzman

2751 W. Augusta Unit 2

Chicago IL 60622