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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY



06242020-160

Doc#: 0624202096 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/30/2008 09:47 AM Pg: 1 of 3

0624202096
ERAS

THE GRANTOR(S), Cheryl Horn, a single woman, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Erin Kelly-Shah (GRANTEE'S ADDRESS) 5643 W Campbell Ave, #2, Chicago, Illinois 60659 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: the general real estate taxes not due and payable at the time of Closing; the Declaration, including all amendments and exhibits thereto and bylaws; applicable zoning and building laws, building and building line restrictions, and ordinances; acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; streets and highways, if any; private, public and utility easements, if any, whether recorded or unrecorded; covenants, conditions, restrictions, easements, permits and agreements of record; liens and other matters of title over which the Title Insurer is willing to insure without cost to Purchaser; stock objections contained in policies of title insurance; unconfirmed special taxes or assessments; general taxes for the year 2005 and subsequent years; existing unrecorded leases and all rights thereunder of the Lessees and of any person or party claiming any, through or under the Lessees; all matters depicted in the Plat for the Property including the encroachments shown thereon; Plat of Subdivision recorded July 12, 1920 as Document Number 6882596; and A 20 foot building line from the East Line of the Property as shown on the Plat and recorded July 12, 1920 as Document Number 6882596.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-01-227-025-0000 ✓
Address(es) of Real Estate: 6048 N Rockwell St, Unit #2, Chicago, Illinois 60659

Dated this 8th day of August, 2006

Cheryl Horn

Erin Kelly-Shah

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Cheryl Horn, a single woman, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 8th day of August, 2006



Michele L. Oatsvall (Notary Public)

Prepared By: Jeffrey Sanchez
55 West Monroe St, Ste 3950
Chicago, Illinois 60603

Mail To:
Nicholas J. Jakubco
2224 West Irving Park Road
Chicago, Illinois 60618

Name & Address of Taxpayer:
Erin Kelly-Shah
6048 N Rockwell St, Unit #2
Chicago, Illinois 60659

STATE TAX
REAL ESTATE TRANSFER TAX
DEPARTMENT

AUG. 23. 06

STATE OF ILLINOIS

0000097163
00243.00
REAL ESTATE TRANSFER TAX
FP 102803

COUNTY TAX
REAL ESTATE TRANSFER TAX
REVENUE STAMP

AUG. 23. 06

SEAL OF COOK COUNTY

0000097380
00121.50
REAL ESTATE TRANSFER TAX
FP 102802

CITY TAX
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

AUG. 23. 06

SEAL OF CITY OF CHICAGO

0000071785
01822.50
REAL ESTATE TRANSFER TAX
FP 102805

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LEGAL DESCRIPTION

PARCEL 1: UNIT 2 IN THE 6048 NORTH ROCKWELL STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 IN BLOCK 4 IN T. J. GRADY'S GREEN BRIAR ADDITION TO NORTH EDGEWATER BEING A SUBDIVISION OF THE EAST 20 ACRES OF THE EAST 1/2 OF THE WEST 1/2 OF THE NORTHEAST FRACTIONAL 1/4 OF SECTION 1, TOWNSHIP 40 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 NUMBER 0620744005, AND AS AMENDED, 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-2 and S-2, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0620744005.

Property of Cook County Clerk's Office