

WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)

UNOFFICIAL COPY

Doc#: 0634033124 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/06/2006 10:36 AM Pg: 1 of 4

THE GRANTOR, Keeler Properties, 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 TEN & 00/100 DOLLARS, and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to

Bradford A. Wollangk and M. Michelle Buchecker of 811 W. Buena #1, Chicago, Illinois, 60613, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 3629 OF KEELER PLACE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF LOT 20 IN BLOCK 1 IN DEFTZ ADDITION TO IRVING PARK, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF THE SOUTH 1/2 OF THE EAST 80 ACRES OF THE NORTHEAST 1/4 OF SECTION 22, 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 OCTOBER 5, 2006, AS DOCUMENT 062791611, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, existing leases and tenancies, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, general taxes for the year 2006 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2004-2005

TO HAVE AND TO HOLD said premises as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

Permanent Real Estate Index Number(s): 13-22-222-007-0000 (affects underlying property)
Common Address of Real Estate: 3629 N. Keeler, Chicago, Illinois 60641

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary this 7th day of November 2006.

Keeler Properties, Inc.

By Gina Iliopoulos
Gina Iliopoulos, President

Attest Edward P. Caplan
Edward P. Caplan, Secretary

CTC/AM/WR 103
NW 61028 2

4/Re

BOX 334 CTI

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STATE OF Nevada, COUNTY OF Clark SS.

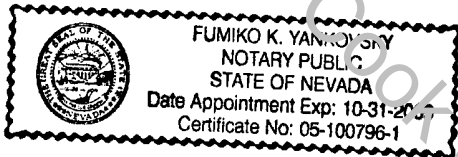
I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Gina Iliopoulos, personally known to me to be the President of Keeler Properties, Inc., and Edward P. Caplan, personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such they signed the said instrument 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 7th day of November, 2006.

Fumiko K. Yankovsky
(Notary Public)

Official Seal or Stamp:

My Commission Expires:



October 31, 2009

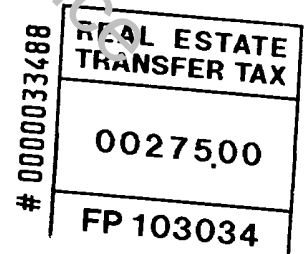
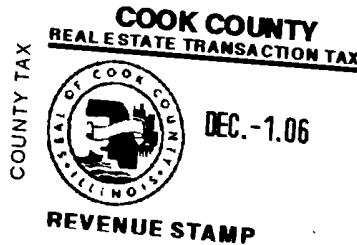
Prepared By: Robert L. Caplan, 444 Naperville Road, Clarendon Hills, Illinois 60514-2815

Mail To:

Michael J. Nolan
7133 W. Higgins Avenue
Chicago, Illinois 60656-1972

Name & Address of Taxpayer:

Bradford A. Wollangk and M. Michelle Buchecker
3629 N. Keeler
Chicago, Illinois 60641



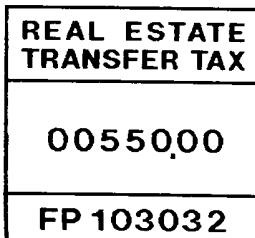
STATE OF ILLINOIS



DEC.-1.06

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000033380



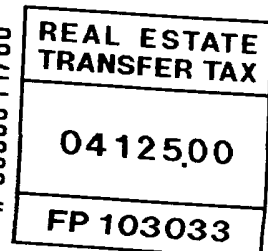
CITY OF CHICAGO



DEC.-1.06

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000011780



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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 AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

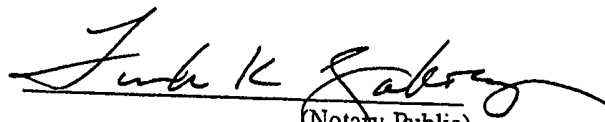
Property of Cook County Clerk's Office

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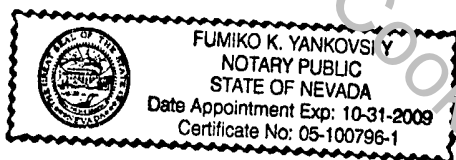
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