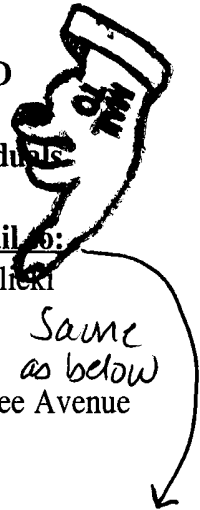


# UNOFFICIAL COPY

513802

**WARRANTY DEED**  
**Joint Tenancy**  
**Individual to Individuals**



After Recording Mail to:

Ms. Tatiana D. Czaplicki  
Attorney At Law  
Suite 202  
6767 North Milwaukee Avenue  
Niles, Illinois 60714

*Same as below*



Doc#: 0703340060 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/02/2007 11:26 AM Pg: 1 of 3

Name & Address of Taxpayer:

Andrea Katona,  
Mihaly C. Ghorfi,  
Bogdan Iuhas  
5828 W. Greenleaf  
Chicago, Illinois 60646

WARRANTY DEED

THE GRANTOR, **JEROME BROUTMAN**, divorced and not since remarried, whose address is 3439 Vollmer Road, Unit 309 Flossmoor, Illinois, 60422, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to the GRANTEEES, **ANDREA KATONA, MIHALY C. GHORFI, AND BOGDAN IUHAS**, <sup>note an undivided 1/2 interest</sup> whose address is 5828 W. Greenleaf, Chicago, Illinois 60646, of the County of Cook, State of Illinois, as Tenants in Common, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

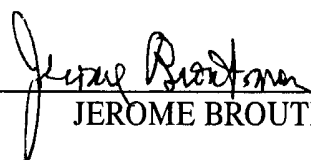
*husband - wife, as + an undivided 1/2 interest.*

**Legal Description:** See Exhibit A attached hereto and incorporated by reference herein;  
**PIN:** 17-04-216-064-1541  
**Common Address:** 1355 North Sandburg Terrace, Unit 309, Chicago, Illinois 60610

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

**TO HAVE AND TO HOLD** said premises as Tenants in Common, forever.

Dated this 17th day of January, 2007

  
\_\_\_\_\_  
JEROME BROUTMAN

396  
C.F.

**UNOFFICIAL COPY****LEGAL DESCRIPTION**

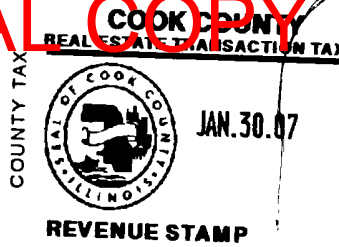
Unit 309D together with its undivided percentage interest in the common elements in Carl Sandburg Village Condominium Number 1, as delineated and defined in the Declaration recorded as document number 25032908, as amended from time to time, in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

**Commonly known as:** 1355 North Sandburg Terrace  
Condo 309  
Chicago IL 60610

**SUBJECT TO:** (1) general real estate taxes for the year 2006 and subsequent years not yet due and payable; (2) building lines and building and liquor restrictions of record; (3) zoning and building laws and ordinances; (4) private, public and utility easements; (5) covenants, conditions and restrictions of record; (6) the recorded Declaration of Condominium and all amendments thereto; (7) provisions of the Condominium Property Act of Illinois (the "Act"); (8) acts done or suffered by or through the Grantee(s).

**EXHIBIT A**

UNOFFICIAL COPY



REAL ESTATE TRANSFER TAX
0010825
FP 102810

# 0000038306

STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF COOK )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that **Jerome Broutman, divorced and not since remarried**, 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 he signed, sealed and delivered the foregoing instrument as his 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 name and notarial seal this 17th day of January, 2007.



*[Signature]*  
 Notary Public

NOTARY SEAL HERE

My commission expires: \_\_\_\_\_

NAME AND ADDRESS OF PREPARER:

Jeffrey M. Weston  
 Attorney at Law  
 20 N. Clark St. - Suite 1725  
 Chicago, IL 60602

A:\Deed - Warranty - Joint Tenancy-Sandburg Terrace.wpd

