

UNOFFICIAL COPY

WARRANTY DEED

4377964 1/2



Doc#: 0703747039 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/06/2007 09:21 AM Pg: 1 of 3

THE GRANTOR, **3527 S. King Drive, Inc.**, an Illinois Corporation, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, hereby **CONVEYS** and **WARRANTS** to **Kim B. Owens**,

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 incorporated herein by this reference.

Subject only to: general real estate taxes not due and payable as of the date hereof; the Condominium Property Act of the State of Illinois, the Condominium Documents, including all amendments and exhibits thereto; applicable zoning and building laws and ordinances; covenants, conditions and restrictions of record; private, public and utility easements; rights, if any, of persons providing private television or communication services; acts done or suffered to be done by Grantee or anyone claiming by, through or under Grantee; and any other matters which shall be insured over by the title insurer;

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

Permanent Real Estate Index Numbers	Address of Real Estate
17-34-400-007-0000	3527 S. King Drive, Unit 2S Chicago, Illinois 60653

The 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 also 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. There are no tenants within the property.

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Dated this 15th day of January, 2007.

3527 S. King Drive, Inc., an Illinois Corporation

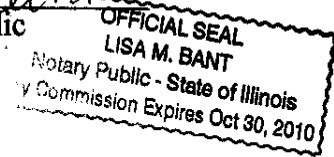
By: [Signature]
Its: **Manager**

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 Lidia Tohatan, Manager of 3527 S. King Drive, Inc. (the "Company"), 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 and delivered the said instrument as his free and voluntary act, and the free and voluntary act of the Company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of January, 2007

[Signature]
Notary Public



Send subsequent tax bills to:

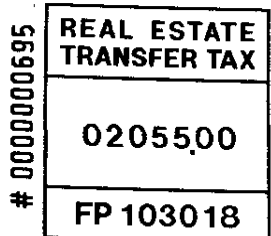
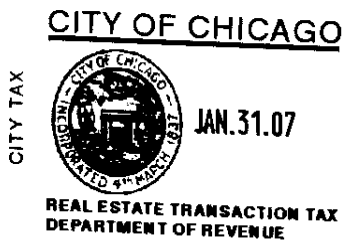
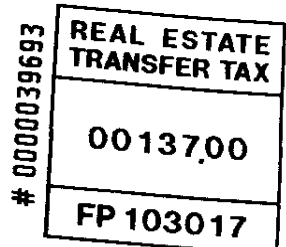
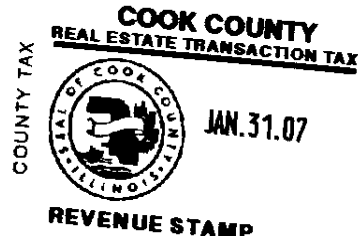
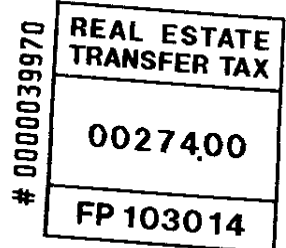
Kim B. Owens
3527 S. King Drive #25
Chicago, IL 60653

After recording send to:

Lena Henderson
123 W. Madison, #19
Chicago, IL 60602

This instrument was prepared by:

James R. Pittacora
Pittacora & Crotty LLC
9550 West Bormet Drive, Suite 205
Mokena, Illinois 60448



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exhibit "A"

ORDER NO.: 1301 - 004377964
ESCROW NO.: 1301 - 004377964

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STREET ADDRESS: 3527 SOUTH KING DRIVE UNIT 2S
CITY: CHICAGO **ZIP CODE:** 60623
TAX NUMBER: 17-34-400-007-0000

COUNTY: COOK

Property of Cook County Clerk's Office

LEGAL DESCRIPTION:

UNIT 2S TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 3527 S. KING DRIVE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0702966024, IN SECTION 34, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.