

# UNOFFICIAL COPY



First American Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
Limited Liability Company to  
Individual**



Doc#: 0706102240 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/02/2007 02:29 PM Pg: 1 of 3

**FIRST AMERICAN TITLE  
ORDER # 1582603**

THE GRANTOR, OAKLEY & SCHOOL LLC, a limited liability company 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 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 CHRISTINE L. GILES, of 11259 S. OAK PARK, WORTH, IL of the County of COOK, the following described Real Estate situated in the County of COOK in the State of IL, to wit:

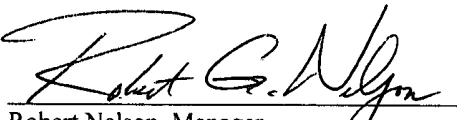
***See Exhibit "A" attached hereto and made a part hereof***

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: Covenants, conditions and restrictions of record, 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) Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the declaration of condominium; 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.

Permanent Real Estate Index Number(s): 14-19-318-028-0000  
Address(es) of Real Estate: 3301 N. OAKLEY, Unit #3, CHICAGO, IL 60618

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, and attested by its this  
8<sup>th</sup> day of February, 20 07.

  
Robert Nelson, Manager  
OAKLEY & SCHOOL LLC



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STATE OF ILLINOIS,  
COUNTY OF

*Dipage*

SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that , personally known to me to be the of the OAKLEY & SCHOOL LLC and , personally known to me to be the of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and they signed and delivered 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 8 day of February, 2007.



*[Handwritten Signature]*  
(Notary Public)

**Prepared by:**  
Alexander Drapatsky  
555 Skokie Blvd, Suite 500  
Northbrook, IL 60062

**Mail to:**  
*Christine Giles*  
*3301 N. Oakley*  
*WORTH, IL 60482*

**Name and Address of Taxpayer:**  
CHRISTINE L. GILES  
3301 N. OAKLEY  
CHICAGO, IL 60618

STATE TAX

STATE OF ILLINOIS

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

MAR.-1.07

# 0000039026

REAL ESTATE TRANSFER TAX
00259.00
FP 103027

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX

MAR.-1.07

REVENUE STAMP

# 0000039224

REAL ESTATE TRANSFER TAX
00129.50
FP 103028

CITY TAX

CITY OF CHICAGO

MAR.-1.07

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000010060

REAL ESTATE TRANSFER TAX
01942.50
FP 102812

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## EXHIBIT A

### LEGAL DESCRIPTION

Legal Description: Unit No. 3 in the Oakley & School Condominiums, as delineated on a plat of survey of the following described tract of land: Lot 29 in Block 11 in C.T. Yerkes' Subdivision of Blocks 33, 34, 35, 36, 41, 42, 43 and 44 in the subdivision of Section 19, Township 40 North, Range 14 East of the Third Principal Meridian, (except the Southwest quarter of the Northeast quarter and the Southeast quarter of the Northwest quarter and the East half of the Southeast quarter thereof), which plat of survey is attached as Exhibit "B" to the declaration of condominium ownership recorded February 5, 2007, as document 0703615058, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Permanent Index #'s: 14-19-318-028-0000 Vol. 1

Property Address: 2248 W. School Street, a/k/a 3301 N. Oakley, Unit 3, Chicago, Illinois 60618

Office of Cook County Clerk's Office