

# UNOFFICIAL COPY



07114354265

**This document prepared by:**

Scott T. Buser, Esq.  
923 W. Cullom Ave., Unit 1E  
Chicago, IL 60613

Doc#: 0711435426 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 04/24/2007 02:29 PM Pg: 1 of 4

**After recording return to  
and Mail Tax Bills to:**

923 W. Cullom  
UNIT 1E  
Chicago, IL 60613

**Property Address:**

923 W. Cullom Ave., Unit 1E  
Chicago, Illinois 60613

P.I.N. 14-17-409-041-1001

## WARRANTY DEED

THIS WARRANTY DEED, made this 10<sup>th</sup> day of April, 2007, between Scott T. Buser, a married individual, ("Grantor"), and Paul DeSousa, an individual, ("Grantee"). Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, specially conveys and warrants to Grantee that certain real property situated in the County of Cook, State of Illinois described on Exhibit A attached hereto (the "Property"), together with the hereditaments and appurtenances pertaining to such Property, TO HAVE AND TO HOLD the Property, together with the foregoing appurtenances, forever.

4  
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Grantor, for itself, and its successors, hereby covenants and agrees that it has not done or suffered to be done anything whereby the Property hereby granted is, or may be, in any manner encumbered. Grantor further covenants and agrees, to the foregoing extent, to defend title to the Property against all persons lawfully claiming, by, through or under Grantor.


IN WITNESS WHEREOF, Grantor has set its hand unto this Warranty Deed the day and year written above.

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FIRST AMERICAN TITLE  
FILE # 105307  
2/4


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Property of Cook County

**STATE TAX**  
**STATE OF ILLINOIS**  
  
 APR. 23. 07  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

6781750000 #

REAL ESTATE TRANSFER TAX
00345.00
FP 103027

**COUNTY TAX**  
**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
  
 APR. 23. 07  
 REVENUE STAMP

1781700000 #

REAL ESTATE TRANSFER TAX
00172.50
FP 103028

**CITY TAX**  
**CITY OF CHICAGO**  
  
 APR. 23. 07  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

1781700000 #

REAL ESTATE TRANSFER TAX
02587.50
FP 102812

Clerk's Office



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## Exhibit A

### Legal Description of Property

UNIT 1-E IN CULLOMWORTH CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 17 IN BUENA PARK SUBDIVISION, A SUBDIVISION OF PART OF LOT 16, SOUTH OF THE NORTHWESTERLY 1.735 CHAINS AND THE NORTH  $\frac{1}{2}$  OF LOT 15 IN HUNDLEY'S SUBDIVISION OF THE SOUTH EAST  $\frac{1}{4}$  OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 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 NO. 96113243, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office