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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY



0717935298

Doc#: 0717935298 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/28/2007 11:35 AM Pg: 1 of 3

83741845 / 27846118
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THE GRANTOR(S) Gideon Court Development, LLC, of the City of Highland Park, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Melissa Li, Individually, 4640 N. Francisco, Chicago, IL 60625, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See legal description attached hereto and hereby made a part hereof.

SUBJECT TO: general real estate taxes not due and payable at the time of Closing, the Illinois Condominium Property Act and the Municipal Code of Skokie, the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and Bylaws for Gideon Court Condominium Association including all amendments and exhibits thereto, applicable zoning and building laws and ordinances, acts done or suffered by Grantee or anyone claiming by, through, or under Grantee, easements, agreements, conditions, covenants and restrictions of record, if any, leases and licenses affecting the Common Elements or Grantee, liens and other matters of title over which the Chicago Title Insurance Company, is willing to insure without cost to Purchaser and encroachments, if any. 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.

The tenant of the Unit has waived or has failed to exercise the right of first refusal.

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

Permanent Real Estate Index Number(s): 10-27-232-059-0000
Address(es) of Real Estate: 7610-14 Crawford, Unit 202-B Skokie, Illinois 60076

Dated this 22nd day of June, 2007 S-10 and P-7

Gideon Court Development, LLC

By: Gedon Hertshten
Gedon Hertshten, Member

By: Joanne Hertshten
Joanne Hertshten, Member

BOX 333-CF

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STATE OF ILLINOIS, COUNTY OF Cook, Ill.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gedon Hertshen and Joanne Hertshen as Members of Gideon Court Development, LLC personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 hand and official seal, this 22nd day of June, 2007



[Signature] (Notary Public)

Prepared By: Earl L. Simon
4709 W. Golf, Suite 415
Skokie, Illinois 60076

Mail To:
Shawn Bolger
10009 W. Grand, #205
Franklin, Park, IL 60131

Name & Address of Taxpayer:
7610-14 Crawford, Unit
Skokie, Illinois 60076

VILLAGE OF SKOKIE, ILLINOIS
Economic Development Tax
Skokie Code Chapter 96
Paid: \$66
Skokie Office 06/22/07

STATE OF ILLINOIS



JUN. 26. 07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000040838

REAL ESTATE
TRANSFER TAX

00222.00

FP 103032

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUN. 26. 07

REVENUE STAMP

0000040938

REAL ESTATE
TRANSFER TAX

00111.00

FP 103034

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LEGAL DESCRIPTION

UNIT NUMBER 202-B, P-7 AND S-10 IN THE GIDEON COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 3 (EXCEPT THE NORTH 9.69 FEET THEREOF AND EXCEPT STREET), ALSO LOTS 4 THROUGH 7 (EXCEPT STREET) AND LOT 8 (EXCEPT THE SOUTH 9.00 FEET THEREOF AND EXCEPT STREET) IN BLOCK 12 IN GEORGE F. NIXON AND COMPANY'S RAPID TRANSIT PARK, A SUBDIVISION OF PART OF LOTS 1 THROUGH 14 IN HENRY HARRER'S ESTATE PARTITION IN SECTIONS 26 AND 27, TOWNSHIP 41 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 AS DOCUMENT NUMBER 0717115068; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office