

# UNOFFICIAL COPY



Doc#: 0719805115 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 07/17/2007 11:38 AM Pg: 1 of 2

**WARRANTY DEED**  
**Statutory (ILLINOIS) (General)**

Mail To: Brian J. O'Hara  
1549 CLINTON  
RIVER FOREST II 60305

Send Future Tax Bills To: MARY CATHERINE HARTRAMFT  
1953 Euclid  
Berkwyn IL 60402

SPACE ABOVE FOR RECORDING ONLY

**THE GRANTOR(S),**

1052  
52805/ 1951-57 S. EUCLID, LLC, an Illinois Limited Liability Corporation,

for and in consideration of Ten (\$10.00) DOLLARS, AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, CONVEYS and WARRANTS to

MARY CATHERINE HARTRAMFT, a single woman,

The following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE ATTACHED LEGAL DESCRIPTION**

PERMANENT INDEX NUMBER(S): 16-19-417-011, 16-19-417-012, 16-19-417-013, 16-19-417-014, 16-19-417-015

ADDRESS(ES) OF REAL ESTATE: 1951-57 S. EUCLID AVE, UNIT D AND P-8  
BEKWYN, ILLINOIS, 60402

\* includes subject and other property

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; zoning laws and ordinances; and general real estate taxes not due and payable. Grantors hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Grantor also hereby grants to the grantee, its successor and assigns, as rights and easements appurtenant to the subject unit 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 land therein.

This deed is subject to all rights, easements and covenants, restrictions, and reservations contained in said declaration the same though the provisions of said declaration were recited and stipulated at length herein.

Dated this 29<sup>th</sup> day of June, 2007.

1951-57 S. EUCLID, LLC

BY: Peter J. Faraci  
Peter J. Faraci, Authorized Agent

State of Illinois, County of SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the person(s) is/are personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the paid instrument as a free and voluntary act, for the uses and purposes here set forth, including release and waiver of the right of homestead.

Given under my hand and official seal, this 29<sup>th</sup> day of June, 2007.

[Signature]  
NOTARY PUBLIC



Prepared By: Peter J. Faraci, 32 Main Street, Suite C, Park Ridge, Illinois, 60068

STEWART TITLE OF ILLINOIS  
2 N. LaSalle Street  
Suite 625  
Chicago, IL 60602  
312-849-4249

ST 7/20/07

2013

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**STEWART TITLE**

**GUARANTY COMPANY**  
HEREIN CALLED THE COMPANY

**COMMITMENT - LEGAL DESCRIPTION**

ALTA COMMITMENT  
Schedule B - Exceptions Cont.  
File Number: TM241837  
Assoc. File No: "

Unit D and P-8 together with its undivided percentage interest in the common elements in Monarch Gardens Condominium, as delineated and defined in the Declaration recorded as document number 0702916022, as amended from time to time, in the South 1271.3 feet of the Southeast 1/4 of Section 19, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX  
COUNTY TAX  
REVENUE STAMP  
JUL. 12.07  
# 000000333

**REAL ESTATE TRANSFER TAX**  
00064.75  
FP 102810

**STATE OF ILLINOIS**  
STATE TAX  
JUL. 12.07  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

**REAL ESTATE TRANSFER TAX**  
0012950  
FP 102804  
# 000000333