

WARRANTY DEED
Statutory Illinois
Individual to Individual

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Doc#: 0720801094 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/27/2007 09:44 AM Pg: 1 of 3

THE GRANTORS,

MIROSLAW J. CZERKAS and
TANIA R. CZERKAS, husband
and wife,

of the City of Chicago,
and the State of
Illinois,

for and in consideration
of Ten Dollars (\$10.00)
and other valuable
considerations
in hand paid,

TICOR TITLE 1031744

CONVEYS and WARRANTS TO:

LAUREN NIKIFORAK
2937 N. SOUTHPORT AVE., APT. 2
CHICAGO, IL 60657

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

SEE ATTACHED LEGAL DESCRIPTION

Subject to: General real estate taxes not due and payable the time
of Closing, covenants, conditions and restrictions of record;
building lines and easements, if any, so long as they do not
interfere with the current use and enjoyment of the Real Estate.

Property Index Number (PIN): 13-36-100-009-0000
13-36-100-015-0000
13-36-100-025-0000
13-36-100-027-0000

Address(es) of Real Estate: 3125 W. FULLERTON, UNIT 316
CHICAGO, IL 60647

DATED this 20th day of July, 2007.

MIROSLAW J. CZERKAS

TANIA R. CZERKAS

BOX 15

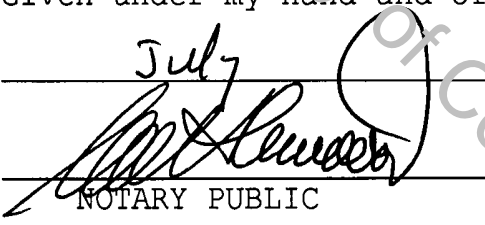
3K9

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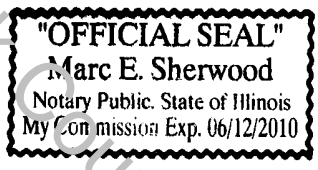
State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, MIROSLAW J. CZERKAS and TANIA R. CZERKAS, personally known to me to be the same person(s) whose name(s) is/ are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 20th day of July, 2007.



NOTARY PUBLIC



Commission expires:

This instrument was prepared by: Marc E. Sherwood, 218 North Jefferson, Suite 401, Chicago, Illinois 60661

Mail to:
Peter L. Marx
7104 W Addison
Chicago IL 60634

Send subsequent tax bills to:
Lauren Niki-Forgic
3125 W Fullerton #316
Chicago IL 60647

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PARCEL 1: UNIT 316 IN THE LOGAN VIEW CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 31 THROUGH 41, BOTH INCLUSIVE, IN BLOCK 1 IN BLANCHARD'S SUBDIVISION OF THAT PART OF THE NORTH 22 RODS OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF MILWAKEE AVENUE (EXCEPTING THEREFROM RETAIL SPACE A THROUGH E LYING BETWEEN HORIZONTAL PLANES HAVING ELEVATION OF 19.30 AND 32.30, AS MORE PARTICULARLY DESCRIBED IN THE DECLARATION OF CONOMINIUM OWNERSHIP);

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0608331075, AS AMENDED BY INSTRUMENT RECORDED AS DOCUMENT NUMBER 0610918015, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

PARCEL 2: EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 OVER PARKING SPACE B-14 AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID.

CITY OF CHICAGO

CITY TAX



JUL.26.07

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000004929

REAL ESTATE
TRANSFER TAX

01807.50

FP 102803

STATE OF ILLINOIS

STATE TAX



JUL.26.07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000039789

REAL ESTATE
TRANSFER TAX

00241.00

FP 102809

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUL.26.07

REVENUE STAMP

0000039662

REAL ESTATE
TRANSFER TAX

00120.50

FP326707