

# UNOFFICIAL COPY



Doc#: 0721802060 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/06/2007 08:40 AM Pg: 1 of 3

## WARRANTY DEED

Illinois (Statutory)

After Recording Mail To:  
Gerald R. Czarowski, Esq.  
3501 E. 106th St., Suite 208  
Chicago, IL 60617

Send Subsequent Tax Bills To:  
Joseph Nelson  
2510 N. Wayne Ave., Unit 107  
Chicago, IL 60614

Prepared by:  
Julie M. Dombrosky  
Lavelle Law, Ltd.  
501 W. Colfax  
Palatine, IL 60067

THE GRANTORS, **LAUREN R. DOMBROSKY** and **MICHAEL T. DOMBROSKY**, husband and wife, of 1200 W. Monroe Street, Unit 809, Chicago, Cook County, Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEE, **JOSEPH NELSON**, an unmarried man, of 2618 N. Wayne, Chicago, Cook County, Illinois, all interest in the following described Real Estate situated in Cook County, Illinois, to wit:

Unit 107 and P-30 together with its undivided percentage interest in the common elements in Wheelworks Condominium, as delineated and defined in the Declaration recorded as document number 85175306, in Section 29, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: General real estate taxes for the years 2006 (second installment), 2007, and subsequent years, which are not yet due and payable; covenants, conditions, and restrictions of record; and, public and utility easements.

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

Permanent Index Numbers: 14-29-314-048-1007 (Unit 107) and 14-29-314-048-1071 (P. 30)  
Commonly Known As: 2510 N. Wayne Avenue, Unit 107, Chicago, IL 60614

Date: July 17, 2007

\_\_\_\_\_  
Lauren R. Dombrosky

\_\_\_\_\_  
Michael T. Dombrosky

STATE OF ILLINOIS, COUNTY OF COOK, SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lauren R. Dombrosky and Michael T. Dombrosky, 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 instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal on July 17, 2007.

\_\_\_\_\_  
Notary Public (SEAL)



3K9

FIRST AMERICAN  
File # 1661149  
293

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STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE  
 JUL. 31. 07  
 STATE TAX

REAL ESTATE TRANSFER TAX  
 00262.00  
 # 000000000  
 FP 103027

COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 JUL. 31. 07  
 COUNTY TAX

REAL ESTATE TRANSFER TAX  
 00131.00  
 # 000000000  
 FP 103028

REVENUE STAMP

CITY OF CHICAGO  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 JUL. 31. 07  
 CITY TAX

REAL ESTATE TRANSFER TAX  
 01965.00  
 # 000000000  
 FP 102812

Property of Cook County Clerk's Office

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EXHIBIT A

## LEGAL DESCRIPTION

Legal Description: UNIT 107 AND P-30 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN WHEELWORKS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 85175306, IN SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 14-29-314-048-1007 Vol. 0489 and 14-29-314-048-1071 Vol. 0489

Property Address: 2510 North Wayne Avenue Unit 107, Chicago, Illinois 60614

Property of Cook County Clerk's Office