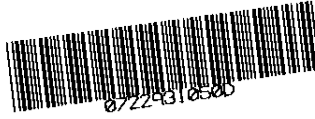


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210
ABS

WARRANTY DEED

THE GRANTOR,
**Jan S. Gamboa and
Mary J. Gamboa
Husband and Wife,**



Doc#: 0722931050 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/17/2007 10:48 AM Pg: 1 of 3

of the City of Chicago, County of Cook,
State of Illinois,

For and in consideration of the sum of
TEN DOLLARS, and other good and
valuable consideration in hand paid,

CONVEY and WARRANT to
**James Kai ~~Witbeck~~ Witbeck,
a single man, and
Susanne Witbeck,
a single woman**
4120 Mason Woods Lane
Owensboro, KY 42303

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

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

Subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions and building lines of record; (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as JOINT TENANTS forever.

Permanent Real Estate Index Number(s): 14-33-201-018-1019

Address(es) of Real Estate: 2339 N. Commonwealth, #3-C, Chicago, Illinois 60614

DATED this 31 day of July, 2007.

Jan S. Gamboa
Jan S. Gamboa

Mary J. Gamboa
Mary J. Gamboa

LOF

END

SA 3503346

BEACHIN

CTI

BOX 334

3195

UNOFFICIAL COPY

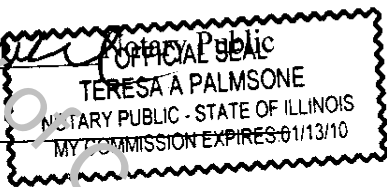
State of Illinois)
) SS
 County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY **Jan S. Gamboa and Mary J. Gamboa**, personally known to me to be the same people 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 31 day of July, 2007.

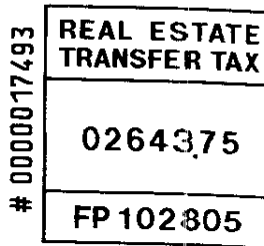
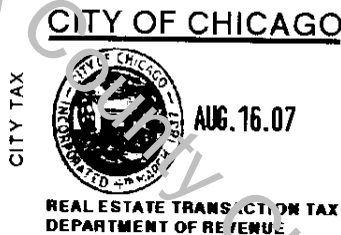
Jan S. Gamboa

Commission expires: _____



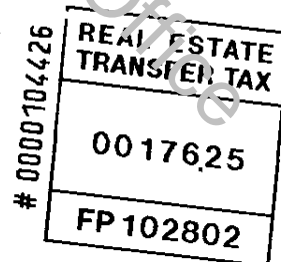
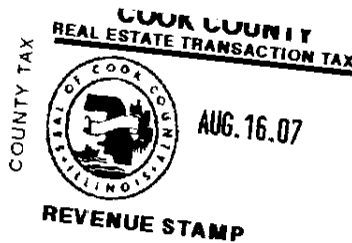
This instrument prepared by:

Leo G. Aubel
 Deutsch, Levy & Engel
 225 W. Washington St.
 Suite 1700
 Chicago, IL 60606



Send subsequent tax bills to:

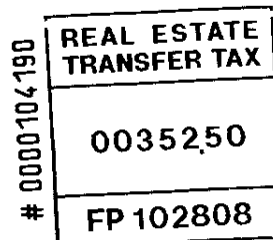
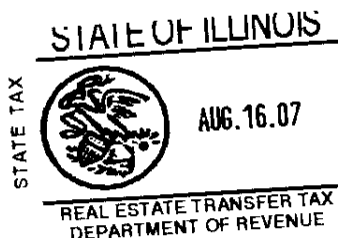
James Kai Witbeck
 2339 N. Commonwealth
 Unit 3-C
 Chicago, IL 60614



Mail to:

Christopher Caravelle
 875 N. Michigan Ave., Ste., 2143
 Chicago, IL 60611

OR RECORDER'S OFFICE BOX NO. _____



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UNIT 3C

STREET ADDRESS: 2339 N. COMMONWEALTH

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 14-33-201-018-1019

LEGAL DESCRIPTION:

UNIT 3C IN THE 2335 NORTH COMMONWEALTH CONDOMINIUM, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE NORTH 111 FEET OF THE SOUTH 211 FEET OF LOT 8 IN BLOCK 1 IN PETERBORO TERRACE ADDITION TO CHICAGO, BEING LOTS 1 TO 3 IN THE FOSTER SUBDIVISION OF PART OF LOT 2; LOTS 1 AND 2 AND PART OF LOT 3 IN ADAMS AND PORTER'S SUBDIVISION OF PART OF BLOCKS 2 AND 3 IN CANAL TRUSTEES' SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 24979761, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office