

STEWART TITLE OF ILLINOIS  
2 N. LaSalle Street  
Chicago, IL 60602  
312-849-4243

# UNOFFICIAL COPY



Doc#: 0727411067 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/01/2007 10:45 AM Pg: 1 of 3

## WARRANTY DEED

54101713

The above space for recorder's use only

**THE GRANTOR**, Foster-Winthrop, LLC, a Limited Liability Company, duly organized and validly existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, and pursuant to authority given by the Manager of said Company, does hereby **REMISES, RELEASES, ALIENS** and **CONVEYS** to:

Jolanta Baczowska, 1069 W. Foster, Unit 3C, Chicago, IL 60640, the following described real estate situated in the County of Cook, State of Illinois, to wit:

ADDRESS OF PROPERTY: 1069 W. Foster

Unit 3C

P.I.N. 14-08-401-001

SEE ATTACHED EXHIBIT A

Grantor also hereby grants to the Grantee(s), 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 right and easement 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 reservation contained in said Declaration the same as though the provisions of said declarations were recited and stipulated at length herein".

Together with all and singular the hereditaments and appurtenances thereunto, belonging or in anywise appertaining, and the reversion and reversions, remainders and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim, or demand whatsoever, of the

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CITY TAX  
 CITY OF CHICAGO  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 SEP. 27. 07

# 0000024057  
 REAL ESTATE  
 TRANSFER TAX  
 0 13-12.50  
 FP 102807

COUNTY TAX  
 COOK COUNTY  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE  
 SEP. 27. 07

# 0000041964  
 REAL ESTATE  
 TRANSFER TAX  
 00087.50  
 FP 102810

STATE TAX  
 STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE  
 SEP. 27. 07

# 0000007594  
 REAL ESTATE  
 TRANSFER TAX  
 00175.00  
 FP 102804

Unit 3C together with its undivided percentage interest in the common elements in Foster-Winthrop Condominium, as delineated and defined in the Declaration recorded as document number 0711315067 in the Southeast Fractional 1/4 of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

14.08.401.001

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Grantor, either in law or in equity, of, in and to the above described premises with the hereditaments and appurtenances to HAVE AND TO HOLD the said premises as above described with the appurtenances, upon the Grantee(s) its heirs and assigns forever.

Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, their successor and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be in any manner encumbered or charged, except as recited herein; and that it WILL WARRANT AND DEFEND subject to general taxes for the year 2001 and subsequent years and covenants, conditions, restrictions and easements of record 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 forever.

IN WITNESS WHEREOF, said Grantor has caused its company seal to be hereto affixed, and has caused its name to be signed to these presents by its Manager this 20 day of September, 2007.

By: \_\_\_\_\_

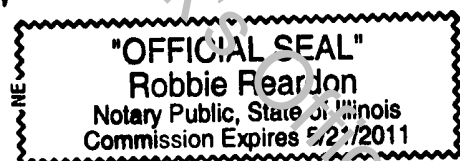
John A. Tsoutsias, Manager

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 John A. Tsoutsias, personally known to me to be the Manager of the, L.L.C. and personal known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as his 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 seal this 20 day of Sept, 2007.

Robbie Rearjon  
NOTARY PUBLIC



This instrument prepared by: John A. Tsoutsias  
1829 N. Milwaukee, Unit 1  
Chicago, IL 60647

Mail to: 

Tax bill to:  
Jolanta Baczkowska  
1069 W. Foster, Unit 3C  
Chicago, IL 60647