

UNOFFICIAL COPY

WARRANTY DEED

Joint Tenancy (Illinois)



Doc#: 0728416059 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/11/2007 10:48 AM Pg: 1 of 3

MAIL TO:

James Scavo
907 N. Elm Street, #100
Hinsdale, IL 60521

NAME & ADDRESS OF TAXPAYER:

James D. Sarther and Diane M. Sarther
1111 S. State St., #506
Chicago, IL 60605

THE GRANTOR(S), DANIELLE PATTERSON, n/k/a DANIELLE PATTERSON BALCER, MARRIED TO CHRISTOPHER BALCER, of the city of CHICAGO, in the county of COOK, in the state of ILLINOIS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to JAMES D. SARTHER AND DIANE M. SARTHER, HUSBAND AND WIFE, OF 818 S. VINE ST., HINSDALE, ILLINOIS 60521, not as tenancy in common, but in JOINT TENANCY, all interest in the following described Real Estate situated in the County of COOK, in the State of Illinois, to wit:

3

SEE ATTACHED

FIRST AMERICAN TITLE

1712792 1/2

Subject only to: general real estate taxes not due and payable at 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 property, 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 not in tenancy in common, but in joint tenancy forever.

Permanent Index Number(s): 17-15-308-038-1218
Property Address: 1111 S. STATE ST., #506, CHICAGO, ILLINOIS 60605

Permanent Index Number(s): 17-15-308-038-1438 Parking space #222

DATED this 28th day of SEPTEMBER, 2007.

Danielle Patterson (Seal)
DANIELLE PATTERSON

Christopher Balcer (Seal)
CHRISTOPHER BALCER

Danielle Patterson Balcer (Seal)
n/k/a DANIELLE PATTERSON BALCER

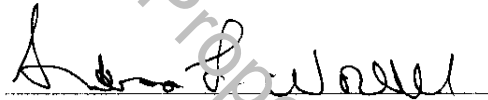
_____ (Seal)

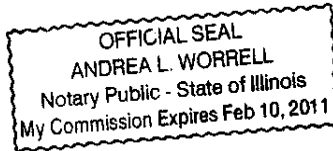
UNOFFICIAL COPY

STATE OF ILLINOIS,)
COUNTY OF DU PAGE) SS.

I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that DANIELLE PATTERSON BALCER, is personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of homestead.

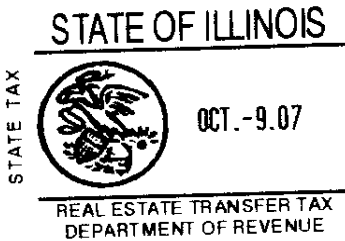
Given under my hand and official seal, this 28th day of SEPTEMBER, 2007.


Notary Public

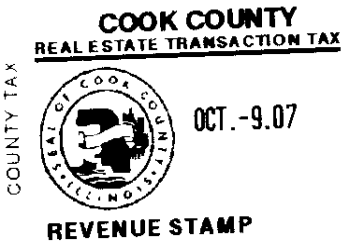


COUNTY - ILLINOIS TRANSFER STAMPS

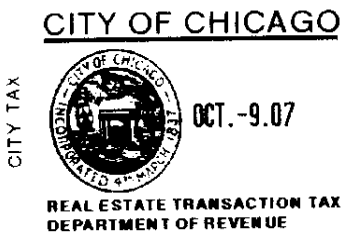
PREPARED BY:
ANDREA L. WORRELL
Attorney at Law
619 Franklin Street
Downers Grove, Illinois 60515



# 0000047769	REAL ESTATE TRANSFER TAX
	00292.00
	FP 103027



# 0000047967	REAL ESTATE TRANSFER TAX
	00146.00
	FP 103028



# 0000014896	REAL ESTATE TRANSFER TAX
	02190.00
	FP 102812

UNOFFICIAL COPY

PARCEL A:

UNIT A-506 AND PARKING SPACE P-222 IN THE STATE PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1:

SUBLOTS 1 AND 2 OF LOT 2, SUBLOTS 1 AND 2 OF LOT 3, SUBLOTS 1 AND 2 OF LOT 6, SUBLOTS 1 AND 2 OF LOT 7 AND SUBLOTS 1 AND 2 OF LOT 10, ALL IN BLOCK 22 IN CANAL TRUSTEE'S SUBDIVISION OF FRACTIONAL SECTION 15 ADDITION TO CHICAGO, ACCORDING TO THE PLAT THEREOF FILED SEPTEMBER 1, 1848 AS DOCUMENT NUMBER 20751 AND RE-RECORDED SEPTEMBER 24, 1877 AS DOCUMENT NUMBER 151610 (EXCEPT THE WEST 27 FEET OF SAID SUBLOTS TAKEN FOR WIDENING STATE STREET)P; AND ALSO, LOTS 1, 2, 3, 4, 5, 6, 7 AND 8 IN JACKSON'S SUBDIVISION OF LOTS 11 AND 14 IN BLOCK 22, IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, ACCORDING TO THE PLAT THEREOF FILED FOR RECORD MAY 5, 1877 AS DOCUMENT NUMBER 133390 (EXCEPT THE WEST 27 FEET OF SAID LOTS 1 THROUGH 7 TAKEN FOR WIDENING STATE STREET), ALL IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF VACATED SOUTH STATE STREET LYING WEST OF THE EAST LINE OF THE WEST 27.0 FEET OF LOTS 2, 3, 6, 7 AND 10 IN BLOCK 22 IN CANAL TRUSTEE'S SUBDIVISION, AFORESAID, AND LYING WEST OF A LOTS 1 THROUGH 7 BOTH INCLUSIVE IN JACKSON'S SUBDIVISION AFORESAID, AND LYING EAST OF A LINE 1.50 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE WEST 27.0 FEET OF LOTS 2, 3, 6, 7 AND 10 IN CANAL TRUSTEE'S SUBDIVISION, AFORESAID, AS EXTENDED SOUTHERLY TO THE NORTH LINE OF EAST ROOSEVELT ROAD, LYING SOUTHERLY OF THE SOUTH LINE OF EAST 11TH STREET, AND NORTH OF THE NORTH LINE OF EAST ROOSEVELT ROAD, PURSUANT TO THAT CERTAIN VACATION ORDINANCE RECORDED AUGUST 29, 2003 AS DOCUMENT NUMBER 0324119133.

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 9, 2004 AS DOCUMENT NUMBER 0434410057, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL B:

EASEMENTS FOR THE BENEFIT OF PARCEL A AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED DECEMBER 9, 2004 AS DOCUMENT NUMBER 0434410056 MADE BY STATE STREET ASSOCIATES, LLC. AND ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARANT, FOR INGRESS AND EGRESS, STRUCTURAL SUPPORT, MAINTENANCE, ENCROACHMENTS AND USE OF COMMON WALLS, CEILINGS AND FLOORS OVER AND ACROSS THE RETAIL PROPERTY AS MORE FULLY DESCRIBED THEREIN AND ACCORDING TO THE TERMS SET FORTH THEREIN.

Note: For informational purposes only, the land is known as:

1111 South State Street, Unit 506, Parking Space 222
Chicago, IL 60605