

UNOFFICIAL COPY



07284260540

WARRANTY DEED

Doc#: 0728426054 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/11/2007 10:52 AM Pg: 1 of 3

STEWART TITLE OF ILLINOIS
2 N. LaSalle Street
Chicago, IL 60602
312-849-4242

The above space for recorder's use only

540902 1 of 3

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:

Marlena Adamczyk, 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: 1059 W. Foster

Unit 3F

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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Handwritten signature

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Unit 3F 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.


The mortgagor also hereby grants to the mortgagee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefits of said unit set forth in the declaration of condominium.

This mortgage is subject to all rights, easements and covenants, restrictions, and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

Commonly known as: 1059 West Foster
 Condo 3F
 Chicago IL

REAL ESTATE TRANSFER TAX	00173.00	FP 102804
# 0000001695		

STATE OF ILLINOIS



OCT. - 4.07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

STATE TAX

REAL ESTATE TRANSFER TAX	00086.50	FP 102810
# 0000042055		

COOK COUNTY

REAL ESTATE TRANSACTION TAX




OCT. - 4.07

REVENUE STAMP

COUNTY TAX

REAL ESTATE TRANSFER TAX	01297.50	FP 102807
# 0000024152		

CITY OF CHICAGO



OCT. - 4.07

CITY TAX

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

UNOFFICIAL COPY

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 28 day of September 2007.

By: [Signature]
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 28th day of September, 2007.

[Signature]
NOTARY PUBLIC

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



Mail to:

To bill to:
Marlena Adamczyk
1069 W. Foster, Unit 3C
Chicago, IL 60647