

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0731735151 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/13/2007 10:47 AM Pg: 1 of 3

Mail to: 1415 W Lunt #301
Chicago, IL,
60626

Send
tax bills to: SAME AS ABOVE

THE GRANTOR, KEVIN BURNS, a married man, 23943 Plum Valley, Crete, Illinois 60417, for and in consideration of ten dollars (\$10.00) in hand paid, CONVEY AND WARRANT to GRANTEE, AAMIR NAZIR, of 1415 W. Lunt Ave., Chicago, IL, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See second page for legal description.) 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.

SUBJECT TO: General taxes for 2006 and subsequent years, covenants, conditions and restrictions of record, the declaration of condominium, public utility easements, building set back lines, and building and zoning ordinances.

Permanent Index Number (PIN): 20-10-309-051-0000 (affects PIQ & OP)

Address of real estate: 5412 S. Michigan Ave., Unit 1, Chicago, IL 60615

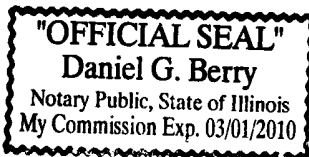
THIS IS NOT HOMESTEAD PROPERTY.

Kevin Burns
KEVIN BURNS

Dated this 9th day of November, 2007

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 KEVIN BURNS personally 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 he 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 official seal, this 9th day of November, 2007.

Commission expires March 1, 2010.

Daniel G. Berry
NOTARY PUBLIC

This instrument was prepared by Daniel G. Berry, 3012 W. 111th Street, Suite 1, Chicago, IL 60655

BOX 334 CTI

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Property of Cook County Clerk's Office

STATE OF ILLINOIS



NOV. 12. 07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000045245

REAL ESTATE
TRANSFER TAX

00330.00

FP 103032

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



NOV. 12. 07

REVENUE STAMP

0000045358

REAL ESTATE
TRANSFER TAX

00185.00

FP 103031

CITY OF CHICAGO

CITY TAX



NOV. 12. 07

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000016372

REAL ESTATE
TRANSFER TAX

02475.00

FP 103033

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LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 1 IN 5412 S. MICHIGAN AVE. CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE SOUTH 37.28 FEET OF LOT 4 AND THE NORTH 1 FOOT OF LOT 5 IN BLOCK 2 IN KENT AND WILLOUGHBY'S SUBDIVISION OF PART OF THE SOUTHEAST ¼ OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 8, 2007 AS DOCUMENT NUMBER 0715915049; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-1, AND D-1, LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO.

PROPERTY ADDRESS: 5412 S. MICHIGAN AVE., UNIT 1, CHICAGO, IL
60615

PIN: 20-10-309-052-0000 (AFFECTS PIQ & OP)

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, 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 RIGHTS AND EASEMENTS 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 RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.