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First American Title Insurance Company



Doc#: 0732357008 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/19/2007 10:34 AM Pg: 1 of 3

**WARRANTY DEED
ILLINOIS STATUTORY
Corporation to Individual**

EXPRESS TITLE SERVICES, INC.
10661 S Roberts Rd - Ste 101
Palos Hills, IL 60465
Phone: (708) 391-2200
Fax: (708) 391-2258

3213

Property of Cook County Recorder of Deeds Office

THE GRANTOR, JH ONE, LLC, an Illinois Limited Liability corporation created and existing under and by virtue of the laws of the State of IL and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, DO hereby GRANT, CONVEY(S) and WARRANT(S) to MAHENDRA KATEL, of 1725 WEST DIVISION, CHICAGO, IL 60622 of the County of COOK, the following described Real Estate situated in the County of COOK in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

SUBJECT TO: GENERAL REAL ESTATE TAXES AND SPECIAL ASSESSMENTS NOT DUE AND PAYABLE AT CLOSING, APPLICABLE ZONING AND BUILDING LAWS AND ORDINANCES AND OTHER ORDINANCES OF RECORD; THE CONDOMINIUM DOCUMENTS, INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO, AND ALL OF THE COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS SET FORTH THEREIN; COVENANTS CONDITIONS, RESTRICTIONS, BUILDING LINES AND OTHER MATTERS OF RECORD FILED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS; UTILITY EASEMENTS; ACTS DONE OR SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER; LEASES, LICENSE AND EASEMENTS RELATING TO LANDSCAPING, MAINTENANCE, REPAIRS, SNOW REMOVAL, STORM WATER RETENTION, REFUSE OR OTHER SERVICES TO, FOR OR ON THE PROPERTY OR OTHERWISE AFFECTING THE COMMON ELEMENTS; TERMS OF THE ILLINOIS CONDOMINIUM PROPERTY ACT.

Permanent Real Estate Index Number(s): 20-14-412-005-0000
Address(es) of Real Estate: 6219 SOUTH WOODLAWN, UNIT #1, CHICAGO, IL 60621

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its , and attested by its MEMBER this

2 day of November, 2007

JH ONE, LLC

Attest J. H. Harmata
JOZEF HARMATA
ITS: MANAGING MEMBER

City of Chicago
Dept. of Revenue
535522



Real Estate
Transfer Stamp
\$2,775.00

11/08/2007 14:24 Batch 07240 57

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that JOZEF HARMATA , personally known to me to be the of the JH ONE, LLC and JOZEF HARMATA, personally known to me to be the ITS MAMAGING MEMBER of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and JOZEF HARMATA they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 2th day of November, 20 07.



Arnetta Brown (Notary Public)

Prepared by:
Alex Ogoke
Cardinal Legal Group, PC
1954 W. Irving Park Rd.
Chicago, IL 60613

STATE OF ILLINOIS

STATE TAX NOV. 19.07

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000002358

REAL ESTATE TRANSFER TAX
0037000
FP 103044

Mail to:
MAHENDRA PATEL
6219 SOUTH WOODLAWN, UNIT #1
CHICAGO, IL 60621

Name and Address of Taxpayer:
MAHENDRA PATEL
6219 SOUTH WOODLAWN, UNIT #1
CHICAGO, IL 60621

COOK COUNTY

COUNTY TAX REAL ESTATE TRANSACTION TAX

NOV. 19.07

REVENUE STAMP

0000002297

REAL ESTATE TRANSFER TAX
0018500
FP 103039

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UNIT 6219-1ST FLOOR IN THE 6217-19 S. WOODLAWN AVENUE CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND; LOT 22 IN BLOCK 4 IN O.R. KEITH'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER (TO FOLLOW), TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN: 20-14-412-005-0000

COMMONLY KNOWN AS:
6219 S. WOODLAWN, UNIT 1S, CHICAGO, IL 60637

Property of Cook County Clerk's Office