

# UNOFFICIAL COPY



First American Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
Partnership to Individual**



Doc#: 0807711101 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/17/2008 12:19 PM Pg: 1 of 3

FIRST AMERICAN TITLE  
ORDER# 1762507 1 of 3

THE GRANTOR(S), G & G General Partnership, of the Village of Hoffman Estates, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Basa Projects LLC, an Illinois Limited Liability Company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

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

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: Covenants, conditions and restrictions of record, Existing leases and tenancies, General taxes for the year <sup>2007 2nd Installment</sup> and subsequent years including ~~taxes which may accrue by reason of new or additional improvements during the year(s)~~

Permanent Real Estate Index Number(s): 13-26-222-043-0000  
Address (es) of Real Estate: 2912 North Milwaukee, Avenue, Chicago, IL 60647

Dated this 21<sup>st</sup> Day of February, 2008

G & G General Partnership

By: [Signature]  
Frank Guagliardo, Manager Felmass, LLC, Partner

By: [Signature]  
Maria Guagliardo, Partner

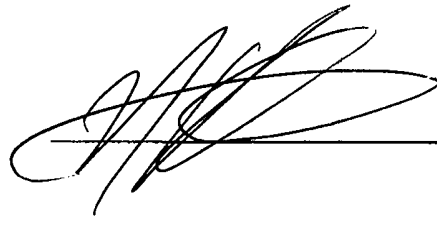
By: [Signature]  
Salvatore Guagliardo, Partner

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT S. Frank Guagliardo, Maria Guagliardo, and Salvatore Guagliardo, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 21<sup>st</sup> day of April, 20 08


  
(Notary Public)

**Prepared by:**  
Nick Kulagin, Esq.  
8041 North Milwaukee Avenue  
Niles, Illinois 60714

**Mail to:**  
Peter J. Faraci, Esq.  
444 North Northwest Highway  
Suite 365  
Park Ridge, Illinois 60068

**Name and Address of Taxpayer:**  
Lynn Basa  
2912 North Milwaukee Ave.  
Chicago, IL 60647

**CITY OF CHICAGO**  
CITY TAX



MAR. 11.08

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE


# 0000016832

REAL ESTATE TRANSFER TAX
0536250
FP 102812

**OFFICIAL SEAL**  
NICK KULAGIN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES 02/16/09

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX

COUNTY TAX



MAR. 11.08


REVENUE STAMP

# 0000051555

REAL ESTATE TRANSFER TAX
0035750
FP 103028

**STATE OF ILLINOIS**

STATE TAX



MAR. 11.08

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000051356

REAL ESTATE TRANSFER TAX
0071500
FP 103027

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EXHIBIT A

## LEGAL DESCRIPTION

Legal Description: LOT 16 EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST NORTHERLY CORNER OF LOT 16; THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF LOT 16 A DISTANCE OF 1.52 FEET TO THE NORTHWESTERLY FACE OF BRICK WALL; THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY FACE OF SAID BRICK WALL A DISTANCE OF 49.88 FEET; THENCE NORTHWESTERLY A DISTANCE OF 2.05 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 16; THENCE NORTHEASTERLY A DISTANCE OF 51.38 FEET ALONG THE NORTHWESTERLY LINE OF SAID LOT 16 TO THE POINT OF BEGINNING, IN BLOCK 1 IN WILLIAM E. HATTERMAN'S MILWAUKEE AVENUE SUBDIVISION, BEING A SUBDIVISION OF LOTS 15 AND 16 IN BRAND'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index # s: 13-26-222-043-0000 Vol: 354

Property Address: 2912 North Milwaukee, Chicago, Illinois 60647

Property of Cook County Clerk's Office