

# UNOFFICIAL COPY

**WARRANTY DEED  
ILLINOIS STATUTORY**



Doc#: 0816950082 Fee: \$42.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/17/2008 03:14 PM Pg: 1 of 4

THE GRANTOR(S), LEE R. MASOVER and CACILIA F. MASOVER, husband and wife, of the Village of Highland Park, County of Lake, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and Warranty to the GRANTEE, CALS PROPERTIES LLC, an Illinois limited liability company, all right, title and interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

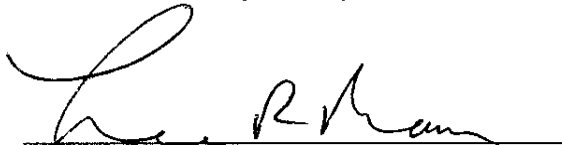
SEE EXHIBIT "A" ATTACHED

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-03-108-017-1177

Address(es) of Real Estate: 1313 N. Ritchie Court, Unit 507, Chicago, IL 60610

Dated this 27<sup>th</sup> day of May, 2008

  
LEE R. MASOVER

  
CACILIA F. MASOVER

410

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STATE OF ILLINOIS    )  
  ) ss.  
COUNTY OF COOK    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LEE R. MASOVER and CACILIA F. MASOVER, 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 27<sup>th</sup> day of May, 2008



*Robert A. Motel*  
\_\_\_\_\_  
(Notary Public)

**Prepared By:** Robert A. Motel  
4433 W. Touhy Avenue, Ste. 465  
Lincolnwood, IL 60712

**Mail To:**  
Robert A. Motel, P.C.  
4433 West Touhy Avenue, Suite 465  
Lincolnwood, IL 60712

**Name & Address of Taxpayer:**  
CAL'S PROPERTIES LLC  
1120 Hilary Lane  
Highland Park, IL 60035

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45  
sub par.      and Cook County Ord. 93-0-27 par.       
Date: 6-17-08 Sign: Robert A. Motel

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## EXHIBIT A

### LEGAL DESCRIPTION

UNIT 507 IN THE RITCHIE COURT PRIVATE RESIDENCES CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF LOTS 10 TO 14, INCLUSIVE, AND LOTS 1 TO 5, INCLUSIVE IN BLOCK 21N PLO. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO, TN THE FRACTIONAL NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID LOT 10 WITH A LINE DRAWN PARALLEL TO AND 100 FEET SOUTH OF (AS MEASURED AT RIGHT ANGLES TO) THE NORTH LINE OF SAID BLOCK 2; THENCE EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 100 FEET; THENCE SOUTHEASTERLY ON A LINE DRAWN PARALLEL TO AND 100 FEET (AS MEASURED ON THE NORTH AND SOUTH LINE OF SAID BLOCK 2) EAST OF THE WEST LINE OF SAID BLOCK 2, TO THE NORTH LINE OF SAID LOT 4; THENCE EAST ON SAID NORTH LINE OF LOT 4 TO ITS INTERSECTION WITH A LINE DRAWN PARALLEL TO AND 102 FEET (AS MEASURED ON THE NORTH AND SOUTH LINE OF SAID BLOCK 2) EAST OF THE WEST LINE OF SAID BLOCK 2; THEN SOUTHEASTERLY ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 161.50 FEET, (MEASURED 161.50 FEET RECORD) MORE OR LESS, TO A POINT ON THE SOUTH LINE OF SAID LOT 1, WHICH IS 102 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT 14; THENCE WEST ALONG THE SOUTH LINE OF SAID BLOCK 2 (BEING THE NORTH LINE OF EAST GOETHE STREET), A DISTANCE OF 102 FEET TO THE SOUTHWEST CORNER OF SAID BLOCK 2; THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID BLOCK 2 (BEING THE EASTERLY LINE OF RITCHIE COURT), A DISTANCE OF 182.47 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 03081292 AND AMENDED BY DOCUMENT 94189912, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index No.: 17-03-108-017-1177

Address of Real Estate: 1313 N. Ritchie Court, Unit 507, Chicago, IL 60610

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**EUGENE "GENE" MOORE**

**RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS**

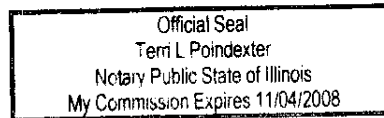
## GRANTOR/GRANTEE STATEMENT

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: May 27, 2008

Signature: *Ranya M... atty. + agent*  
Grantor/Agent

Subscribed and Sworn to before me  
this 27<sup>th</sup> day of May, 2008  
Notary Public *Terri L. Poindexter*

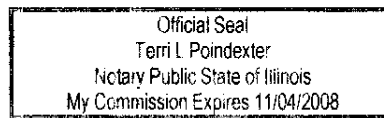


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: May 27, 2008

Signature: *Ranya M... atty. + agent*  
Grantee/Agent

Subscribed and Sworn to before me  
this 27<sup>th</sup> day of May, 2008  
Notary Public *Terri L. Poindexter*



NOTE: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate transfer Tax Act.)