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08172110780

Doc#: 0817211078 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/20/2008 11:42 AM Pg: 1 of 4

QUIT CLAIM DEED COVER SHEET

FILE NUMBER: 143305

Property of Cook County Clerk's Office

BOX 441

166
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QUIT CLAIM DEED

GRANTOR(S) **Ryan Kosztya and Ashley Esbrook, husband and wife as tenants by the entirety** of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$ 10.00), in hand paid, CONVEY(S) and QUIT CLAIM(S) to the grantee(s):

(The Above Space for Recorder's Use)

Ryan Kosztya and Ashley C. Kosztya, husband and wife as tenants by the entirety
5152 N. Avers, Unit 1
Chicago, IL 60625

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.

Dated this 13 day of June, 2008.

x Ashley C. Kosztya
Ashley C. Kosztya

x Ryan Kosztya
Ryan Kosztya

Permanent Real Estate Index Number: 13-11-301-060-1013
Address of Property: 5152 N. Avers, Unit 1, Chicago, IL 60625

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **Ryan Kosztya & Ashley C. Kosztya** personally known by me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/her free and voluntary act for the uses and purposes therein set forth including the waiver of the right of homestead.

Given under my hand and official seal, this 13 day of June, 2008.

[Signature]
NOTARY PUBLIC
My commission expires 4-28-09



This instrument was prepared by: Ashley C. Kosztya

Box 441
1/3
143305

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EXHIBIT A

UNIT 5152-1 IN AVERS COURT CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1,2,3 AND 4 IN BLOCK 1 IN NABB AND LASS' SUBDIVISION OF PART OF BLOCK 1 IN SPIKINGS SUBDIVISION OF THE WEST 60 ACRES (EXCEPT THE NORTH 13 ACRES THEREOF) OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED SEPTEMBER 22, 1915, AS DOCUMENT NO. 5716013, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0611531072, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN: 13-11-301-060-1013

UNDERLYING PIN: 13-11-301-005-0000

CKA: 5152 NORTH AVERS AVENUE #1 CHICAGO, IL, 60625

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; real estate taxes not yet due and payable and for subsequent years.

Mail to: Ryan & Ashley C. Kosztzya
5152 N. Avers, Unit 1
Chicago, IL 60625

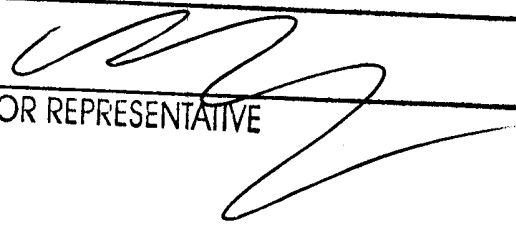
Send Subsequent Tax Bills to: Ryan & Ashley C. Kosztzya
5152 N. Avers, Unit 1
Chicago, IL 60625

EXEMPT UNDER PROVISIONS OF PARAGRAPH 6
SECTION 4, REAL ESTATE TRANSFER TAX ACT.

DATE

6-19-04

BUYER, SELLER OR REPRESENTATIVE

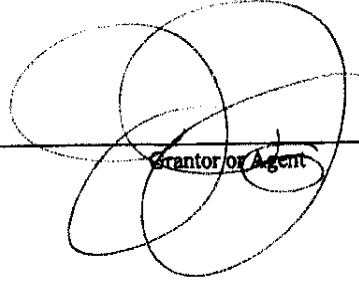


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STATEMENT BY GRANTOR AND GRANTEE

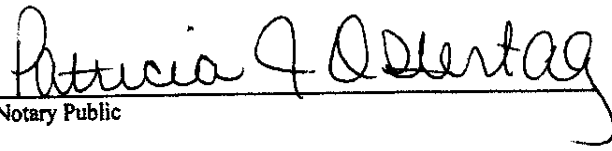
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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.

Date: 6/13/08

Signature: 
Grantor or Agent

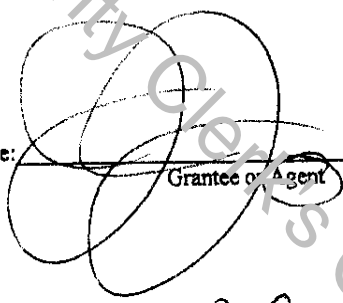
SUBSCRIBED and SWORN to before me on .




Notary Public

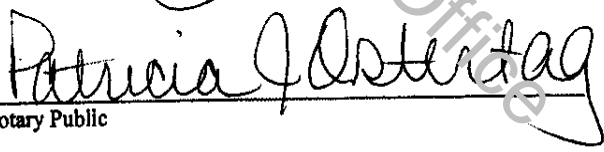
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date: 6/13/08

Signature: 
Grantee or Agent

SUBSCRIBED and SWORN to before me on .




Notary Public

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 a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]