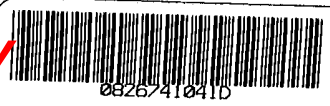


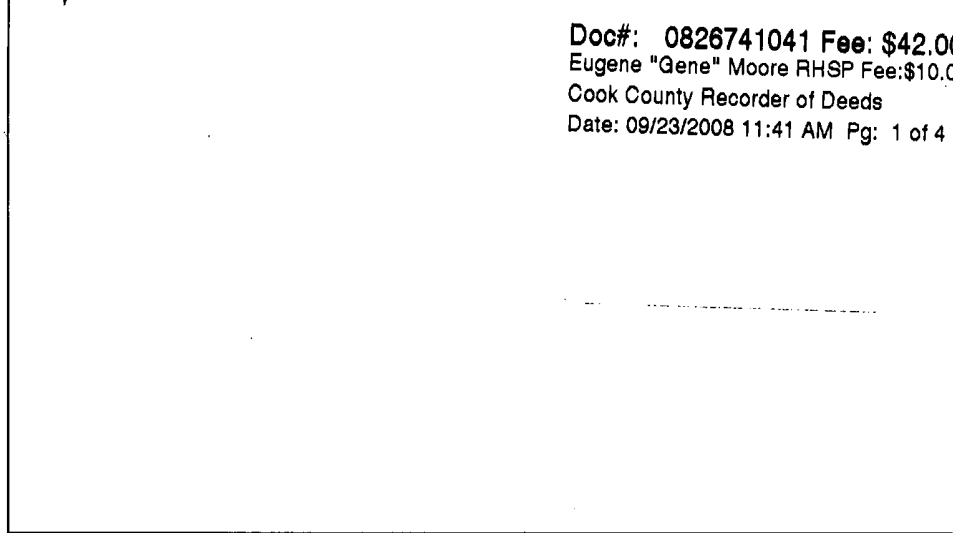
UNOFFICIAL COPY



Warranty Deed  
Statutory (ILLINOIS)  
General

Doc#: 0826741041 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/23/2008 11:41 AM Pg: 1 of 4

MGR



Above Space for Recorder's Use Only

THE GRANTOR (S) T.A.L. INC. an Illinois Corporation,

of the City of STICKNEY County of COOK State of IL for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, CONVEYS and WARRANTS to

SERGIO SERRANO, 6652 S. KOSTNER AVENUE, CHICAGO, IL 60629

the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE ATTACHED

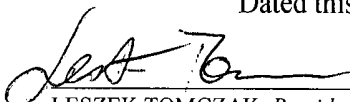
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO:\* General taxes for 2007 and subsequent years.

Permanent Index Number (PIN): 19-06-300-035-0000 (affects underlying land)

Address(es) of Real Estate: 4309 SOUTH HARLEM AVENUE, UNIT 4, STICKNEY, ILLINOIS 60402

Dated this 11th day of September, 2008

PLEASE PRINT OR TYPE NAMES BELOW SIGNATURE(S)

 (SEAL) \_\_\_\_\_ (SEAL)

LESZEK TOMCZAK, President  
T.A.L. Inc.

\_\_\_\_\_ (SEAL) \_\_\_\_\_ (SEAL)

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 T.A.L. INC. an Illinois Corporation, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Lawyers Unit #15580 Case # 2618462

# UNOFFICIAL COPY



Given under my hand and official seal, this 11th day of September, 2008

Commission expires 02-28-2011

*[Signature]*  
NOTARY PUBLIC

This instrument was prepared by: John Farano, Jr., 7836 West 103rd Street, Palos Hills, Illinois 60465

**MAIL TO:**

**SEND SUBSEQUENT TAX BILLS TO:**

MELANIE J. MATIASEK, ESQUIRE  
1020 55<sup>th</sup> PLACE  
COUNTRYSIDE, IL 60525

SERGIO SERRANO  
4309 SOUTH HARLEM AVENUE, UNIT 6  
STICKNEY, IL 60402

**OR**

Recorder's Office Box No. \_\_\_\_\_




VILLAGE OF STICKNEY

REAL ESTATE TRANSFER TAX

DATE 09-05-2008

AMOUNT PAID \$ 458.00

STATE OF ILLINOIS


STATE TAX  SEP. 22. 08

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000035298

REAL ESTATE TRANSFER TAX
0009150
FP 103037

COOK COUNTY  
REAL ESTATE TRANSACTION TAX

COUNTY TAX  SEP. 22. 08

REVENUE STAMP

# 0000047568

REAL ESTATE TRANSFER TAX
0004575
FP 103042

**UNOFFICIAL COPY**

PARCEL 1: UNIT NUMBER 6 IN 4309 S. PABLEN CONDOMINIUMS AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

## TRACT 1:

LOT 26 (EXCEPT THE SOUTH 12.50 FEET THEREOF) AND LOT 27 (EXCEPT THE NORTH 12.50 FEET THEREOF) IN PREROST EDGEWOOD HOME SECOND ADDITION, BEING A SUBDIVISION OF BLOCK 29 (EXCEPT THE EAST 375 FEET THEREOF) IN CIRCUIT COURT PARTITION OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 6, 1959 AS DOCUMENT 17530729, IN COOK COUNTY, ILLINOIS.

## TRACT 2:

EASEMENT FOR THE BENEFIT OF TRACT 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS AND EXHIBIT "A" THERETO ATTACHED RECORDED AS DOCUMENT 17655504 AND AS CREATED BY DEED MADE BY THE CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AN ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 3, 1957 AND KNOWN AS TRUST NUMBER 39367 TO JOSEPH KUPP DATED DECEMBER 28, 1962 AND RECORDED JANUARY 8, 1963 AS DOCUMENT NUMBER 18691200 FOR INGRESS AND EGRESS FOR VEHICULAR AND PEDESTRIAN USE OVER, UNDER AND ACROSS THE EAST 12 FEET AS MEASURED AT RIGHT ANGLES TO THE EAST LINE OF LOTS 17 TO 32 BOTH INCLUSIVE IN PREROST EDGEWOOD HOMES 2ND ADDITION AFORESAID (EXCEPT THAT PART THEREOF FALLING IN PARCEL 1) ALL 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 0715915073; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EXCLUSIVE EASEMENT OF THE BENEFIT OF PARCEL 1 FOR THE USE OF PARKING UNIT P-6, A LIMITED COMMON ELEMENT, AS DELINEATED AND DESCRIBED IN THE DECLARATION OF CONDOMINIUM RECORDED JUNE 8, 2007 AS DOCUMENT NUMBER 0715915073.

# UNOFFICIAL COPY

## EXHIBIT "B"

THE TENANT OF UNIT 6 HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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.

Property of Cook County Clerk's Office