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Doc#: 0828922081 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/15/2008 02:00 PM Pg: 1 of 4

Real Estate
Transfer Stamp
\$1,732.50



City of Chicago
Dept. of Revenue
565134

10/15/2008 11:51 Batch 04167 44

Warranty Deed

THE GRANTOR,

Syed H. Quadri,

~~AN UNMARRIED MAN~~

The Above Space for Recorder's Use Only

of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEYS and Warrants to THE GRANTEE,

TAMMIE BARBITT, AN UNMARRIED WOMAN

2312 Meadowbrook Drive
Unit #2
Sandwich, Illinois 60548

the following described Real Estate situated in the County of Cook, 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 Real Estate Taxes for 2007 and subsequent years; easements for public utilities; terms, covenants, conditions, and restrictions of record, if any.

Commonly Known As: 1703 West Wallen Avenue, Unit #3C, Chicago, Illinois 60626
Property Index Numbers: 11-31-412-041-1009

Dated this 21st day of November, 2007.

[Signature]
SYED H. QUADRI

REAL ESTATE TRANSFER TAX
0016500
FP 103037

REAL ESTATE TRANSFER TAX
0008250
FP 103042

STATE OF ILLINOIS
OCT. 14.08
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

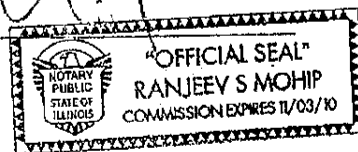
STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

The undersigned, a notary public in and for the above county and state, certifies that Syed H. Quadri, known to me to be the same person whose name is subscribed as grantor to the foregoing instrument, appeared before me and acknowledged signing and delivering this instrument as the free and voluntary act of the grantor, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Dated: 11/21/07

My commission expires 11/3/10

Notary Public



Prepared by: The Law Office of Ranj Mohip, LLC, 7560 N. Claremont, Chicago, IL 60645

COOK COUNTY
REAL ESTATE TRANSACTION TAX
OCT. 14.08
COUNTY TAX



0000035992

0000072867

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LEGAL DESCRIPTION

UNIT NUMBER 1703-3C IN 1701-09 WEST WALLEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 51, 52, 53, AND 54 IN BLOCK 7 IN W.L. WALLENS ADDITIONS TO ROGERS PARK, BEING A SUBDIVISION OF LOTS 2 AND 3 (EXCEPT WEST 17 FEET THEREOF CONVEYED TO CHICAGO AND NORTHWESTERN RAILWAY COMPANY) IN THE SUBDIVISION OF THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 27390974, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

Commonly Known As: 1703 West Wallen Avenue, Unit #3C, Chicago, Illinois 60626
Property Index Numbers: 11-31-412-041-1009

Record and Mail to:

Law Office of Ranj Mohip, LLC
7560 North Claremont Avenue
Chicago, Illinois 60645

Send Subsequent Tax Bills to:

Jeanette Babbitt
2312 Meadowbrook Dr, #2
Sundwich, IL 60548

Clerk's Office

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Prepared by and

After Recording Return To:

Justine Gawrysz
Fidelity National Financial
171 N. Clark St., 8th Floor
Chicago, IL 60601
Claim #294623

Property of Cook County Clerk's Office

LOST INSTRUMENT AFFIDAVIT

STATE OF ILLINOIS

)

) SS

COUNTY OF COOK

)

Justine Gawrysz, being first duly sworn on oath, deposes and states as follows:

1. Affiant is over the age of twenty-one (21) years and is an employee of Fidelity National Financial, in the capacity of claims counsel for the Midwest Claims Center, handling title claims for, among others, TICOR Title Insurance Company.
2. That First Equity Title, Inc. conducted a real estate closing on or about the 21st day of November, 2007. The buyer is Tammie Babbitt (hereinafter "Babbitt"), and the property is located at 1703 West Wallen Avenue, Unit #3C, Chicago, Illinois 60626. The Warranty Deed conveyed an interest to the following real estate:

UNIT NUMBER 1703-3C IN 1701-09 WEST WALLEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 51, 52, 53, AND 54 IN BLOCK 7 IN W.L. WALLENS ADDITIONS TO ROGERS PARK, BEING A SUBDIVISION OF LOTS 2 AND 3 (EXCEPT WEST 17 FEET THEREOF CONVEYED TO CHICAGO AND NORTHWESTERN RAILWAY COMPANY) IN THE SUBDIVISION OF THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 27390974, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Property Address: 1703 West Wallen Avenue, Unit #3C, Chicago, Illinois 60626
PIN# 11-31-412-041-1009

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3. That during the closing of this transaction a Warranty Deed (hereinafter "the deed"), a copy of which is attached hereto, was executed and acknowledged by Syed H. Quadri, whose signature was notarized by Ranjeev S. Mohip.
4. That Affiant is advised that said deed has never been recorded.
5. That your Affiant has examined the file from said closing and avers that the attached copy is true and correct copy of the deed from Syed H. Quadri to Babbitt.
6. It appears that the original deed has been mislaid and was not recorded.
7. That your Affiant is recording this Affidavit and a copy of the deed for the purpose of putting Babbitt in title to the subject real estate as contemplated by the parties to the transaction.

Further your affiant sayeth naught.

Dated this 9th day of October, 2008,


 Justine Gawrysz

ACKNOWLEDGEMENT

STATE OF ILLINOIS)
 COUNTY OF COOK)

Personally came before me this _____ day of _____, 2008, the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

 Notary Public, _____ County, ____

My commission (expires) (is permanent): _____

Drafted By: DonTasia Jackson, Fidelity National Financial, 171 N. Clark St., 8th Floor, Chicago, IL 60601