### **UNOFFICIAL COPY**

#### PREPARED BY:

Lynette J. McKenzie 18525 Torrence Avenue Lansing, IL 60438

MAIL TAX BILL TO:
Kimberly Williamson
3029 S. Prairie
Chicago IL 60617
MAIL RECORDED DEED TO:



Doc#: 0830235257 Fee: \$44.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds

Date: 10/28/2008 04:02 PM Pg: 1 of 5

# WARRANTY DEED Statutory (Illinois) Chicago, State of Illinois, for

THE GRANTOR(S), Kwamin Wallace, of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Kimberly Williamson, of \_\_\_\_\_\_, all right, title, and interest in the following

described real estate situated in the County of COOK, State of Illinois, to wit:

SEE ATTACHED

Permanent Index Number(s): 17-34-121-998-1003

Property Address: 3329 South Prairie, Chicago, IL 60617

FIRST AMERICAN

File # 183593(

142

Subject, however, to the general taxes for the year of 2007 and there...tr., and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Kwamin Wallace, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Prepared by ATG Resource

Given under my hand and notarial seal, this

\_ 20 *OS* 

Notary Public

My commission expires:

Exempt under the provisions of paragraph

Official Seal
Lillian G Wallace
Notary Public State or Illinois

My Commission Expires 02/2002 Billed; Page 1 of

My con

ATG FORM 4067-R © ATG (REV. 6/02)

**COUNTY OF** 

FOR USE IN: ALL STATES

<sup>−</sup>0830235257D Page: 2 of 5<sup>−</sup>

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### **BILL OF SALE**

receipt whereof is hereby acknowled	dged, does hereby se	in consideration of TEN AND 00/100 DOLLARS (\$10.00), ell, assign, transfer and set over to Buyer(s), to Kimberly owing described personal property to wit:
AS PROVIDED BY CONTRACT	<u>Γ</u>	
that said property is free and clear of a	Ill liens, charges and en	) that Seller(s) is/are the absolute owner(s) of said property, neumbrances, and that Seller(s) has\have full right, power and of sale. All warranties of quality, fitness, and merchantability
hereby.		n, all persons so signing shall be jointly and severally bound
IN WITNESS WHEREOF, Se	eller(s) has/have signed	and sealed this bill of sale this day of
- 20 1		Luania Wallace
	Ox	Kwamin Wallace
STATE OF ILLINOIS  COUNTY OF Cont  I,	Wallace, personally k	a notary public in and for said County, in the State aforesaid, known to me to be the same person(s) whose name(s) is/are this day in person and acknowledged that he/she/they signed,
sealed and delivered the said instrumer	nt as his/her/their free	and voluntary act, for the uses and purposes therein set forth.
	Ø)	$\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}_{\mathcal{L}}}}}}}}}}$
GIVEN under my hand and official sea	al, this <u>A</u> day of _	74 Usust 20 08
		Lines I Naclare
		Notary Public
Commission expires:		_ O <sub>5c</sub> .
		Officie! Spal
STATE OF ILLINOIS & R	EAL ESTATE RANSFER TAX	Lillian G Wallace  Notary Public State of Illinois
OCT.22.08 CT.22.08	0014700	My Commission Expires 02/20/2011
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	FP 103027	
		CITY OF CHICAGO B REAL ESTATE
TERLESIATE INANSACTION LAX _	REAL ESTATE	TRANSFER TAX
¥ (0001	THANSFER IAX	CT.22.08 0 0154350
OCT.22.08	00073,50	REAL ESTATE TRANSACTION TAX # FP 102812
V	FP 103028	1 F 102012

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#### AFFIDAVIT OF TITLE

STA	ATE OF ILLINOIS)
CO	UNTY OF
The	undersigned affiant(s), being first duly sworn, on oath state(s) and warrant(s) to the grantee(s) hereinafter named:
1.	Affiant(s) has (have) an interest in the premises described below commonly known 3329 South Prairie, Chicago, IL 60617 or in the proceeds thereof or is (are) the grantor(s) in the deed dated
	CAN THE SECOND SECOND TO SECOND SECON
2.	Except for the contract for the purch of thereof, referred to above, in connection with which this affidavit is given, no contract has been entered into by affiant(s) or to the knowledge of affiant(s), no contract exists for the sale or conveyance of the premises.
3.	To the best knowledge and belief of the affiar (s), there are no contracts for labor or material furnished or to be furnished to the premises that are not fully paid or otherwise provided for; and there are no security agreements or leases affecting any goods or chattels that have become attached or are to become attached to the land or any improvements thereon as fixtures that have not been fully performed, satisfied, or paid.
4.	(a) The premises are now in possession of Kwamin Wallace and no other person has a right to possession or claims possession of all or any part of the premises. All parties occupying the ore mises, or any part thereof, other than the affiant(s), are bona fide tenants only, and have no other or further interest in the pramises. Said tenants have paid their rent in full to date, and no tenant has made any advance payment of rent or has paid any security deposit in connection with said tenant's occupancy or has received any concession in connection therewith, unless noted below or in the closing statement.
	(b) Affiant shall deliver possession of the premises on or before closing, free and clear of any right or claim of any person.
5.	Except for the deed referred to above, no conveyance or instrument adversely affecting the title to the premises has been executed by affiant(s) or to the knowledge of affiant(s) exists, and to the best knowledge and belief of the affiant(s) there exist(s) no liens, suits, proceedings, judgments or decrees of any nature whatsoever adversely affecting the title to the premises or the right, title, or interest of any party therein that will survive the closing, which are not shown in the Commitment for Title Insurance issued by First American Title Insurance Company, with an effective date of August 08, 2008.
6.	All water and other utility bills against the premises, except the current bill, if prorated, have been paid, and the premiums for all insurance policies if prorated and assigned have been paid.
7.	The Seller(s) is(are) more than 18 years old and citizen of the United States of America.
	The Seller is a corporation duly organized and in good standing under the laws of the State of Illinois and the persons executing this affidavit and the deed on behalf of Seller are duly elected officers of said corporation and have been fully empowered by proper resolution of the Board of Directors to execute and deliver this affidavit and the deed; Seller has full corporate capacity to convey the premises described herein and all necessary corporate action for the making of such a conveyance has been taken and done.
8.	Exceptions, if any, to the foregoing or further statements given by the affiant(s):

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The warranties herein set forth are continuing warranties, and shall survive the closing.

This instrument is made to induce, and is given in consideration of, the said grantee(s) consummation of the purchase of the premises, without further inquiry, investigation, or evidence.

Salue County Clart's Office

Dated:

aug. 26, 2008

Kwamin Wallace

Subscribed and sworn to before me this

day of

Notary Public

Official Seal Lillian G Wallace Notary Public State of Illinois My Commission Expires 02/20/2011

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#### LEGAL DESCRIPTION

Legal Description: Parcel 1: Unit 3 together with its undivided percentage interest in the common elements in 3329 S. Prairie Condominium, as delineated and defined in the Declaration recorded as document number 0707422023, in the Southeast 1/4 of the Northeast 1/4 of Section 34, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Parking Space, P-3, Limited Common Elements as delineated on a survey to condominium recorded as document number 0707422023.

Permanent Index #'s: 17-34-121-998-1003

Property Address: 3329 South Prairie Avenue, Unit #3, Chicago, Illinois 60616

Depth Pr. Cook Colling Clark's Office