

# UNOFFICIAL COPY

T. Co 2400 787X

## WARRANTY DEED



Doc#: 0831133161 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/08/2008 02:25 PM Pg: 1 of 3

s use only

**THE GRANTOR**, Hi Line Construction, Inc. of the City of Naperville, Illinois, an Illinois corporation, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, **CONVEYS** and **WARRANTS** to Bernard Goss, a single man, of Chicago, Illinois, the following described real estate situated in the County of Cook, State of Illinois, to wit:

### PARCEL 1:

UNIT NUMBER 3266-2 IN THE 2600 N. SAWYER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 5 IN JOHN PREUSS' RESUBDIVISION OF LOTS 8, 9, 10, 11 AND 12 IN BLOCK 4 IN HITT, RUNYAN AND OTHERS' SUBDIVISION OF 39 ACRES IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0603410109; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2 AND STORAGE SPACE S-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "D" TO THE AFORESAID DECLARATION, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

BOX 15

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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.

THE TENANT OF THIS UNIT HAD NO RIGHT OF FIRST REFUSAL.

SUBJECT TO:

- (a) general real estate taxes not due and payable at the time of closing;
- (b) the Act and Code;
- (c) the Condominium Documents, including all amendments and exhibits thereto;
- (d) applicable zoning and building laws and ordinances;
- (e) acts done or suffered by Purchaser or anyone claiming by, through, or under Purchaser;
- (f) easements, encroachments, agreements, conditions, covenants, and restrictions of records, if any;
- (g) leases and licenses affecting the Common Elements of Purchaser;
- (h) party wall rights and agreements; and
- (i) liens and other matters of title over which the Title Insurer has insured.

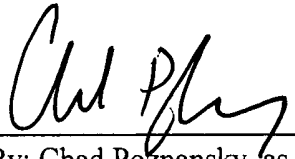
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, 735 ILCS 5/12-901, et seq.

PERMANENT INDEX NO.: 13-26-414-035-1008

ADDRESS OF PROPERTY: 3266 W. Wrightwood, Unit 3266-2, P-2 and S-3, Chicago, Illinois

Dated: October 29, 2008

Hi Line Construction, Inc.

  
By: Chad Poznansky, as attorney-in-fact  
for Sajid Ahmed, President of Hi Line  
Construction, Inc.

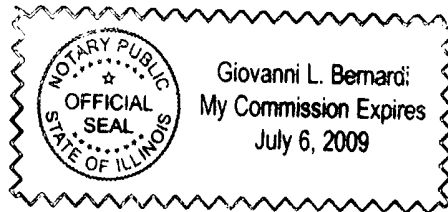
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STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said county, in the state aforesaid, does hereby certify that Chad Poznansky, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of Homestead.

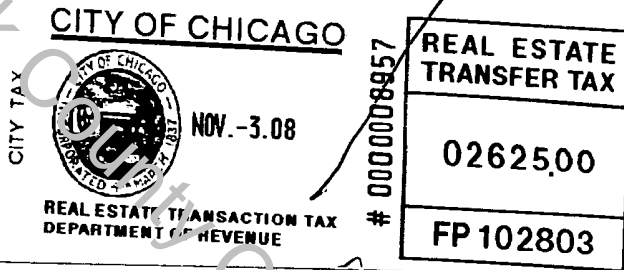
Given under my hand and seal this 29<sup>TH</sup> day of OCTOBER, 2008.

Giovanni L. Bernardi  
 NOTARY PUBLIC

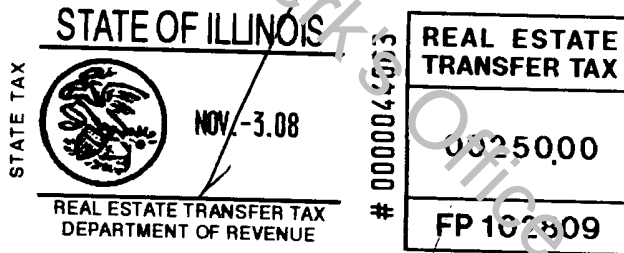


This instrument prepared by:

Chad M. Poznansky  
 Borek & Goldhirsh  
 3545 Lake Avenue, Suite 200  
 Wilmette, Illinois 60091



Mail to:  
 Christopher Stasko  
 Stasko Law Group, LLC  
 20 South Clark St., Suite 500  
 Chicago, IL 60603



Tax Bill to:

Bernard Goss  
3266 W. Wrigwood # 2  
Chicago, IL 60647

