

# UNOFFICIAL COPY

FIRST AMERICAN TITLE

WARRANTY DEED  
(Illinois)

*12*  
FIRST AMERICAN  
File # *1855413*



Doc#: 0833905146 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/04/2008 03:14 PM Pg: 1 of 3

Mail To:

*Barbara Demos*  
*4746 N. Milwaukee*  
*Chicago IL 60630*

Name and Address of Taxpayer:

Rama D. Jager and Sonia Jager, *husband and wife*  
512 N. McClurg Ct., Unit ~~700~~ *710*  
Chicago, Illinois 60611

The Grantor, Sarvesh <sup>an</sup>Soi, unmarried <sup>(man)</sup>, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, does REMISE, RELEASE, ALIEN AND CONVEY to ~~Grantees:~~

*Land WARRANT*  
Rama D. Jager and Sonia Jager, *husband and wife*,  
512 N. McClurg Ct., Unit 710  
Chicago, Illinois 60611

*as joint tenants and not as tenants in common*  
~~Grantees, as sole owners~~, all right, title and interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Subject only to: (a) General real estate taxes for the current year not then due and for subsequent years, including taxes which may accrue by reason of new or additional improvements during the year of closing; (b) special taxes or assessments for improvements not yet completed; (c) easements, covenants, restrictions, agreements, conditions and building lines of record and party wall rights; (d) the Illinois Condominium Property Act; (e) terms, provisions and conditions of the Declaration of Condominium Ownership for Residences at River East Center Condominium, including all amendments and exhibits thereto; (f) applicable zoning and building laws and ordinances; (g) roads and highways, if any; (h) unrecorded public utility easements, if any; (i) Purchaser's mortgage, if any; (j) plats of dedication and covenants thereon; (k) acts done or suffered by or judgments against Purchaser, or anyone claiming under Purchaser; (l) ~~liens and~~ other matters of title over which the Title Company, as hereinafter defined, is willing to insure without cost to Purchaser.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

*3/7*



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## EXHIBIT A – LEGAL DESCRIPTION

### PARCEL 1:

UNIT 709, IN THE RESIDENCES AT RIVER EAST CENTER, A CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 2 IN CITYFRONT CENTER, BEING A RESUBDIVISION IN THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0011072757, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EASEMENTS FOR INGRESS, EGRESS, SUPPORT, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN AND CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 0011072756.

Property of Cook County Clerk's Office