

UNOFFICIAL COPY

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9000214
WARRANTY DEED
Tenancy by the Entirety



Doc#: 0925412049 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/11/2009 10:51 AM Pg: 1 of 2

THE GRANTORS, MATTHEW MONTANARI, and his wife, CATHERINE MONTANARI, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY and WARRANT to Drew T. Gibbons and Erin M. Gibbons, as husband and wife, 1701 N. Damen #302, Chicago, Illinois 60647, not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See reverse for legal description.

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 as husband and wife, not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY forever.

Permanent Real Estate Index Number: 17-06-200-068-1002

Address of Real Estate: 1525 N. Milwaukee Ave., Unit #2R, Chicago, Illinois 60622

Dated this 30 day of July, 2009



MATTHEW MONTANARI

(SEAL)

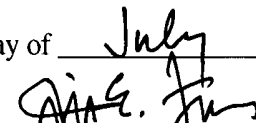


CATHERINE MONTANARI

(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 that Matthew Montanari and Catherine Montanari, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 30th day of July, 2009



NOTARY PUBLIC

"OFFICIAL SEAL"
JUDITH E FORS
Notary Public, State of Illinois
My Commission Expires 10/28/2009

STERLING TITLE SERVICES, LLC

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Legal Description

PARCEL 1:

UNIT 1525-2R, IN THE 1525-29 N. MILWAUKEE CONDOMINIUM DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF LOTS 37 AND 38 IN BLOCK 3 IN PICKETT'S SECOND ADDITION TO CHICAGO, BEING A SUBDIVISION OF LOT 4 IN ASSESSOR'S DIVISION PART OF NORTH 1/2 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS TOGETHER WITH AN EASEMENT FOR THE BENEFIT OF THE AFORESAID LOTS 37 AND 38 FOR THE CONTINUED USAGE, OPERATION, MAINTENANCE, REPAIR, ALTERATION, INSPECTION AND REPLACEMENT OF THE IMPROVEMENTS LOCATED ON THE "EASEMENT PORTION" DESCRIBED IN AND CREATED BY DECLARATION OF EASEMENT RECORDED AS DOCUMENT NUMBER 0336332188; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0430844041; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENT IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF C-2 AND D-2, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT 0430844041.

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT AS SET FORTH IN THE RECIPROCAL EASEMENT AGREEMENT, RECORDED AS DOCUMENT 0430844040.

SUBJECT ONLY TO THE FOLLOWING, IF ANY: COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; PUBLIC AND UTILITY EASEMENTS; SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; UNCONFIRMED SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS; GENERAL REAL ESTATE TAXES FOR THE YEAR 2008 AND SUBSEQUENT YEARS.

This instrument was prepared by: Judith E. Fors, 4669 N. Manor, Chicago IL 60625

Mail to: John J. Zachara, Esq. City of Chicago
39 S. LaSalle St., Ste. 500 Dept. of Revenue
Chicago, IL 60603

Send subsequent tax bills to:

Drew & Erin Gibbons 09/04/2009 11:48 Batch 02245 3
1525 N. Milwaukee, Unit #2R
IL 60622



Real Estate

Transfer Stamp

\$4,284.00

588474

09/04/2009 11:48 Batch 02245 3

STATE OF ILLINOIS



SEP.-4.09

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
00408.00
FP 103037

00080463715

COOK COUNTY
REAL ESTATE TRANSACTION TAX



SEP.-4.09

REVENUE STAMP

REAL ESTATE TRANSFER TAX
00204.00
FP 103042

000058601

STATE TAX

COUNTY TAX