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This Instrument was prepared by:
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One Northfield Plaza
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Northfield, Illinois 60093

Doc#: 0933633012 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/02/2009 08:37 AM Pg: 1 of 3

After Recording, Forward to:
Tarick S. Louffi, Esq.
211 West Wacker Drive
Suite 1200
Chicago, Illinois 60606

Send Future Tax Bills to:
Ann Crane
Unit 302
444 West Fullerton Avenue
Chicago, Illinois 60614

WARRANTY DEED

THE GRANTOR, VIRGINIA C. FIDLER, a single woman, of 444 West Fullerton Avenue, Chicago, Cook County, Illinois, for and in consideration of TEN (\$10.00) AND 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) AND WARRANT(S) to:

ANN CRANE, a single woman,
of 62 Perrys Place, Lynchburg, Tennessee

the following described Real Estate situated in the County of Lake, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION, MADE A PART HEREOF BY THIS REFERENCE AS FULLY AND WITH THE SAME FORCE AND EFFECT AS IF REPEATED HEREIN AT LENGTH;


The Real Estate commonly known as Unit 302, 444 West Fullerton Avenue, Chicago, Illinois 60614
P.I.N.: 14-28-317-063-1002


The foregoing conveyance and Grantor's warranty of title herein is subject to covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable.

DATED this 20th day of November, 2009.

Virginia C. Fidler
Virginia C. Fidler

Box 400-CTCC

STATE OF ILLINOIS	
	NOV. 30.09
STATE TAX	REAL ESTATE TRANSFER TAX
# 000011225	0011200
	FP 103024
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	
	NOV. 30.09
COUNTY TAX	REAL ESTATE TRANSFER TAX
# 000009307	0005600
	FP 103022
REVENUE STAMP	

575113688 D1 JSchwa H. 1043

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State of Illinois)
)SS
County of Cook)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT Virginia C. Fidler, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand any official seal, this 20th day of November, 2009.



[Handwritten Signature]

NOTARY PUBLIC

Commission Expires: 3-13-11

CITY OF CHICAGO

CITY TAX



NOV. 30. 09

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000001476

REAL ESTATE TRANSFER TAX
01176.00
FP 103023

Property of Cook County Clerk's Office

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1409 ST5113688 BNC
STREET ADDRESS: 444 W. FULLERTON PKWY #302
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 14-28-317-063-1002

LEGAL DESCRIPTION:

PARCEL 1: UNIT 302 IN THE PARK WEST CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN PARTS OF LOTS 1, 2 AND 3 IN F. DEMING'S SUBDIVISION OF LOTS 6, 7, 8 AND 9 OF OUTLOT 'C' IN WRIGHTWOOD, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97400395, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS."

PARCEL 2: A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE COMMERCIAL PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE 444 WEST FULLERTON AVENUE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED JUNE 5, 1997 AS DOCUMENT NUMBER 97400394, AND AS AMENDED.