

UNOFFICIAL COPY



Doc#: 1000705034 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/07/2010 10:05 AM Pg: 1 of 3

WARRANTY DEED
(Illinois)

60244 D
1062

THE GRANTORS, Christopher G. Podraza and Ashley M. Podraza, his wife, of Cook County, Illinois for and in consideration of Ten and 00/00 dollars (\$10.00) and other good and valuable consideration in hand paid,

CONVEYS and WARRANTS TO Nicholas Luisi, an unmarried man and Susan Luisi, married to John Luisi not as tenants in common but as joint tenants, with an address of 1503 Galloway Dr. Inverness IL the following described real estate situated in the County of Cook, and State of Illinois, to wit:

PARCEL 1: UNIT 413 IN THE PRESERVE OF PALATINE CONDOMINIUM IN SECTION 15, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AS DELINEATED ON A SURVEY ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 5, 2006 AS DOCUMENT NUMBER 0615634000 AND AS FURTHER AMENDED FROM TIME TO TIME WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT OF USE OF LIMITED COMMON ELEMENT KNOWN AS GARAGE SPACE G-56 AND STORAGE SPACE S-16

Permanent Real Estate Index Number: 02-15-303-056-1041
Address of Real Estate: 455 W. Wood St. #413 Palatine IL 60067


hereby releasing and waiving all rights under Laws of the State of Illinois, TO HAVE AND TO HOLD said premises forever not as tenants in common but as joint tenants with right of survivorship.

STEWART TITLE COMPANY
2055 W. Army Trail Road, Suite 110
Addison, IL 60101
630-889-4000

1062

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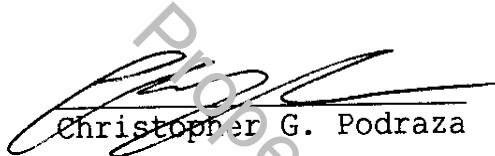
Property of Cook County Clerk's Office

| | | |
|--|--|-------------------------------------|
| COUNTY TAX  REVENUE STAMP | COOK COUNTY REAL ESTATE TRANSACTION TAX | REAL ESTATE TRANSFER TAX |
| | DEC. 28. 09 | 0013500 |
| | # 0000047451 | FP 102810 |


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Subject to: General real estate taxes not yet due or payable; Covenants, conditions and restrictions of record and reservations contained in the Declaration of Condominium.

DATED this 24th day of November, 2009.


Christopher G. Podraza


Ashley M. Podraza

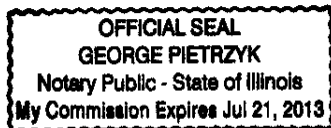
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|--|-------------|-----------------------------|
| STATE OF ILLINOIS | | REAL ESTATE TRANSFER TAX |
| STATE TAX | DEC. 28. 09 | |
|  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE | | 0027000 |
| | | FP 102804 |

0906900102

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 Christopher G. Podraza and Ashley M. Podraza, his wife, as grantors personally 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.

Given under my hand and official seal this 24th day of November 2009




Notary Public

This instrument prepared by GEORGE PIETRZYK 422 N. Northwest Hwy. Park Ridge, Illinois 60068

Mail to:

Law Office of Paul J. Davies
639 Braeburn Rd.
Inverness, IL 60067

Send Subsequent Tax Bills to:

NICHOLAS LUISI
455 W. WOOD #413
PALATINE, IL 60067