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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY



1004805047

Doc#: 1004805047 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/17/2010 11:03 AM Pg: 1 of 2

Property of Cook County Clerk's Office

THE GRANTORS, Tanya L. Palmer and James Maciukenas, husband and wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and Warrant to Joseph P. Maddux, a single man, 1225 W. Farwell Avenue, Chicago, Illinois 60626, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT NUMBER 2440-3 AND GARAGE UNIT G-5 IN THE ARTESIAN GARDEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 16 IN BLOCK 2 IN ASHWOOD ADDITION TO ROGERS PARK, A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, 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 25284423 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

SUBJECT TO: covenants, conditions, and restrictions of record, public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed, condominium declaration and bylaws; and general taxes not yet due and payable at the time of closing.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Numbers: 10-36-414-033-1009, 10-36-414-033-1014
Address of Real Estate: 2440 W. Albion Avenue, Unit 3, and G-5, Chicago, Illinois 60645

Dated this 20th day of January, 2010.

Tanya L. Palmer

James Maciukenas

JL 3279067 01/18

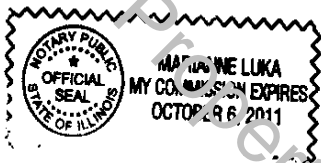
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STATE OF ILLINOIS, COUNTY OF COOKss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Tanya L. Palmer and James Maciukenas, 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 20th day of January, 2010.



Matthew Luka (Notary Public)

Prepared By: David P. Cudnowski
330 N. Wabash Avenue, Suite 2604
Chicago, Illinois 60611

Mail To:
Robert C. Griffin
1117 W. Belmont
Chicago, Illinois 60657

Name & Address of Taxpayer:
Joseph P. Maddux
2440 W. Albion Avneue, Unit 3
Chicago, Illinois 60645

