

UNOFFICIAL COPY

WARRANTY DEED

6063537/3

THE GRANTOR

MZA Partnership, an Illinois General Partnership, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten Dollars (\$10), in hand paid, and pursuant to authority given by the Partners of said corporation, CONVEYS and WARRANTS to Thomas Beyer, of Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:



Doc#: 1006435010 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/05/2010 09:30 AM Pg: 1 of 2

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

PARCEL 1: UNIT NUMBER 3W IN THE 1846 WEST ARMITAGE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 40 AND 41 IN BLOCK 31 IN SUBDIVISION OF BLOCKS 17, 18, 20, 21 (EXCEPT LOTS 1, 16, 12 IN SAID BLOCK 21), 23, 28, 29, 30, 31, 32 (EXCEPT LOTS 1, 2, 3, 6 AND 7), 33, 38, 39, 40 AND 41 OF SHEFFIELDS ADDITION TO CHICAGO IN SECTION 29, 31, 32 AND 33, 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 0805215130 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.
PARCEL 2: THE (EXCLUSIVE) RIGHT TO THE USE OF PARKING SPACE AND ROOF AREA APPURTENANT THERETO, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0805215130.

Permanent Real Estate Index Number(s): 14-31-215-054-1006
Address(es) of Real Estate: Unit 3W 1846 W. Armitage, Chicago, IL. 60622

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Authorized Member, and attested by its Authorized Partner, this 5th day of February, 2010.

MZA Partnership

BY: Joseph Zimmerman
Joseph Zimmerman, Authorized Partner

C. J. 2

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State of Illinois, County of Cook, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Joseph Zimmerman personally known to me to be the Authorized Partner, of MZA Partnership, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument, pursuant to authority given by all Partners of said Illinois General Partnership, as his free and voluntary act, and as the free and voluntary act and deed of said Illinois General Partnership, for the uses and purposes therein set forth.

Given under my hand and official seal, this 8th day of February, 2010
Commission Expires: 02/19/13
OFFICIAL SEAL
RICHARD J CALDARAZZO
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 02/19/13
[Signature]
Notary Public

This instrument was prepared by: Richard J. Caldarazzo, 657 Wolverine Dr., Aurora, IL. 60502

MAIL TO:
Mike Sreenan
853 N. Elston Ave.
Chicago, IL.60622

SENT SUBSEQUENT TAX BILLS TO:
Thomas J. Beyer
Unit 3W, 1345 W. Armitage
Chicago, IL. 60622

CITY TAX
CITY OF CHICAGO
FEB. 24. 10
REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000028602
REAL ESTATE TRANSFER TAX
04200.00
FP 102807

STATE TAX
STATE OF ILLINOIS
FEB. 24. 10
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

1570000000
REAL ESTATE TRANSFER TAX
00400.00
FP 102804

COUNTY TAX
COOK COUNTY
FEB. 24. 10
REAL ESTATE TRANSACTION TAX
REVENUE STAMP

0000047798
REAL ESTATE TRANSFER TAX
00200.00
FP 102810