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Doc#: 1009526373 Fee: \$58.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/05/2010 11:31 AM Pg: 1 of 2

WARRANTY DEED ILLINOIS STATUTORY

1409/ST 51150041 car/su/mag/1061/2002/05

MAIL TO:
Peter L. Marx
Attorney at Law
7104 West Addison
Chicago, Illinois 60634
773-283-8960 Phone

The Grantor(s) Mary E. Mastrianni, in the County of Cook, in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, Convey(s) and Warrant(s) to Bhargari Patel, an individual, a ^{married} ~~single~~ woman, in Cook County, State of Illinois, all interest in the following described Real Estate situated in Cook County, in the State of Illinois, to wit:

LEGAL DESCRIPTION: ATTACHED HERETO

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2010 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Property Index Number: 17-03-108-017-~~1072~~ 1245
Property Address: 1313 North Ritchie Court, Unit P205, Chicago, Illinois 60618

Dated this 17 Day of March, 2010

X Mary E. Mastrianni
Mary E. Mastrianni

STATE OF ~~ILLINOIS~~, COUNTY OF ~~COOK~~ ^{NEW YORK GREENE}

I, the undersigned, a Notary Public in and for said State and County, DOES HEREBY CERTIFY Mary E. Mastrianni, is/are personally known to me to be the same person(s) whose name(s) 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 17 day of March, 2010

X Barbara R.G. Huggins
Notary Public
BARBARA R.G. HUGGINS
Notary Public, State of New York
Qualified in Greene County
Reg. No. 01LA5013421
Commission Expires July 15, 2011

Name of Taxpayer: Bhargari Patel,
Prepared By: Attorney, Peter L. Marx, 7104 West Addison Street, Chicago, Illinois 60634 (773) 283-8960

Box 334

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Gold-Fax Message

CHICAGO TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE

SCHEDULE A (CONTINUED)

ORDER NO. : 1409 ST5115064 HNC

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS :

UNIT 205 IN RITCHIE COURT PRIVATE RESIDENCES CONDOMINIUM AS DELINEATED ON A SURVEY ON THE FOLLOWING DESCRIBED REAL ESTATE:
 THAT PART OF LOTS 10 TO 14, INCLUSIVE, AND LOTS 1 TO 5, INCLUSIVE, IN BLOCK 2 IN H. O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO, IN THE FRACTIONAL NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS::

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID LOT 10 WITH A LINE DRAWN PARALLEL TO AND 100 FEET SOUTH OF (AS MEASURED AT RIGHT ANGLES TO) THE NORTH LINE OF SAID BLOCK 2; THENCE EAST ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 100 FEET; THENCE SOUTHEASTERLY ON A LINE DRAWN PARALLEL TO AND 100 FEET (AS MEASURED ON THE NORTH AND SOUTH LINE OF SAID BLOCK 2) EAST OF THE WEST LINE OF SAID BLOCK 2, TO THE NORTH LINE OF SAID LOT 4; THENCE EAST ON SAID NORTH LINE OF LOT 4 TO ITS INTERSECTION WITH A LINE DRAWN PARALLEL TO AND 102 FEET (AS MEASURED ON THE NORTH AND SOUTH LINE OF SAID BLOCK 2) EAST OF THE WEST LINE OF SAID BLOCK 2; THENCE SOUTHEASTERLY ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 161.50 FEET, (MEASURED 161.51 FEET RECORD) MORE OR LESS, TO A POINT ON THE SOUTH LINE OF SAID LOT 1, WHICH IS 102 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT 14; THENCE WEST

ALONG THE SOUTH LINE OF SAID BLOCK 2 (BEING THE NORTH LINE OF EAST GOETHE STREET), A DISTANCE OF 102 FEET TO THE SOUTHWEST CORNER OF SAID BLOCK 2; THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID BLOCK 2 (BEING THE EASTERLY LINE OF RITCHIE COURT), A DISTANCE OF 182.47 FEET, MORE OR LESS, TO THE POINT OF BEGINNING,

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 03081292 AND AMENDED BY DOCUMENT 94189912, AND AMENDED BY DOCUMENT 94790879, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

