

UNOFFICIAL COPY

100731



1011734019

Warranty Deed  
Statutory (ILLINOIS)  
(Corporation to Individual)

Doc#: 1011734019 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/27/2010 08:41 AM Pg: 1 of 3

THE GRANTOR(S)

Above Space for Recorder's use only

T & F CONVERSION, CO., an Illinois Corporation

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 (\$10) TEN DOLLARS, in hand paid, and pursuant to authority given by the Board of DIRECTORS of said corporation, CONVEYS and WARRANTS to

JULIA PENA, 8805 45<sup>TH</sup> PLACE, BROOKFIELD, IL 60513

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

UNIT NUMBER 4A IN 7831<sup>W.</sup> 43<sup>RD</sup> STREET CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE EAST 100.00 FEET THEREOF OF LOT 41 IN MEYER'S RIVER HIGHLANDS SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 27, 2008 AS DOCUMENT NUMBER 0808716021, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-8 AS A COMMON LIMITED ELEMENT.

Permanent Index Number (PIN): 18-01-303-012-0000 (affects underlying land)

Address(es) of Real Estate: 7831<sup>W.</sup> 43<sup>RD</sup> STREET, UNIT 4A, LYONS, IL 60534  
18-01-303-045-1004 new 2010 Pin Number

SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s); and to General Taxes for 2009 and subsequent years.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, this 21st day of April, 2010.


LESZEK TOMCZAK, President  
T & F Conversion, CO. an Illinois Corporation

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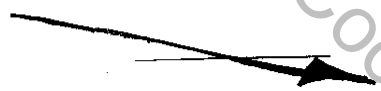
State of Illinois, County of Cook ss, I, the undersigned, a Notary Public In and for the County and State aforesaid, DO HEREBY CERTIFY that LESZEK TOMCZAK personally known to me to be President of the corporation, and personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President and Secretary, they signed, sealed and delivered the said instrument and caused the corporate seal of the corporation to be affixed thereto pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 21st day of April, 2010.

Commission expires 02-22-2012

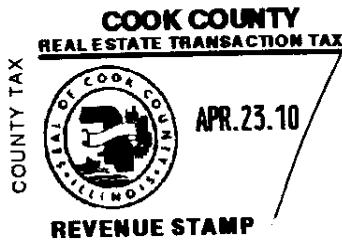
  
NOTARY PUBLIC

This instrument was prepared by: Law Office of Farano, Wallace and Doherty, 7836 W. 103rd Street, Palos Hills, IL 60465.

**MAIL TO:**  SEND SUBSEQUENT TAX BILLS TO:  
JULIA PENA  
7831<sup>st</sup> 43<sup>rd</sup> STREET, UNIT 4A  
LYONS, IL 60534

OR

Recorder's Office Box No. \_\_\_\_\_



REAL ESTATE TRANSFER TAX
00040.00
FP 103042



REAL ESTATE TRANSFER TAX
00080.00
FP 103037

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## EXHIBIT "B"

THE TENANT OF UNIT 4A HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

Property of Cook County Clerk's Office