

# UNOFFICIAL COPY

## WARRANTY DEED

Statutory (Illinois)  
(Individual to Individual)

Caution: Consult a lawyer before using or acting under this form. Neither the publisher nor the Seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.



Doc#: 1011831035 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/28/2010 11:23 AM Pg: 1 of 3

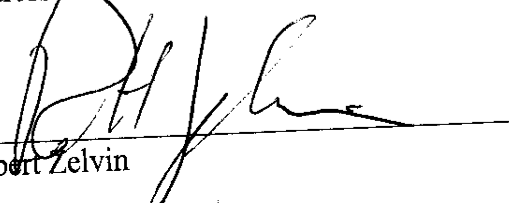
The Grantor, Robert Zelvin, of 1325 N. State Parkway, Apt. 18E, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of Ten and 00/100s----- (\$10.00) Dollars, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Robert Zelvin as Trustee of the Robert Zelvin Revocable Trust of 1325 N. State Parkway, Apt. 18E, Chicago, Illinois, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit: (See Reverse Side for Legal Description)

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

Subject to:  
Real Estate Taxes for 2010 and subsequent years.

Permanent Real Estate Index Number: 17-03-106-027-1037  
Address of Real Estate: 1325 N. State Parkway, Apt. 18E, Chicago, Illinois 60610

Dated this 26th day of February, 2010.

  
Robert Zelvin

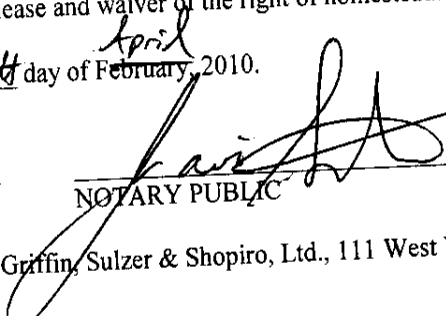
State of Illinois, County of Cook ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Robert Zelvin 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 she signed sealed and delivered the said instrument as her 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 26th day of February, 2010.

Commission expires: 09/28/2011

  
NOTARY PUBLIC

This instrument was prepared by Kimberly A. Griffin, Sulzer & Shopiro, Ltd., 111 West Washington, Suite 855, Chicago, IL 60602

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## LEGAL DESCRIPTION

Of premises commonly known as:

1325 North State Parkway, Apt. 18E, Chicago, Illinois 60610

UNIT 18E IN THE AMBASSADOR HOUSE CONDOMINIUM, AS DELINEATED ON SURVEY OF LOTS 4, 5, 6 AND 7 IN BLOCK 4 IN H.O. STONE'S SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMALGAMATED TRUST AND SAVINGS BANK AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 15, 1977 AND KNOWN AS TRUST NUMBER 1325, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT 24132176 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

**MAIL TO:**

James M. Sulzer  
Sulzer & Shopiro, Ltd  
111 West Washington, Suite 855  
Chicago, IL 60602

**SEND SUBSEQUENT TAX BILLS TO:**

Robert Zelvin  
1325 N. State Parkway, Apt. 18E  
Chicago, IL 60610

Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated April 28, 2010 Signature: Kimberly A. Guff  
Grantor or Agent

Subscribed and sworn to before  
Me by the said \_\_\_\_\_  
this 28th day of April,  
2010.

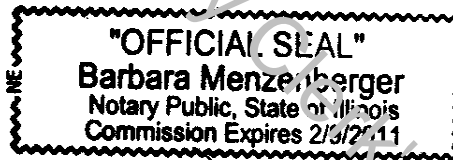


NOTARY PUBLIC Barbara Menzenberger

The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date April 28, 2010 Signature: Kimberly A. Guff  
Grantee or Agent

Subscribed and sworn to before  
Me by the said \_\_\_\_\_  
This 28th day of April,  
2010.



NOTARY PUBLIC Barbara Menzenberger

NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)