

4396365

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WARRANTY DEED Statutory (ILLINOIS) (General)

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Doc#: 1021647124 Fee: \$40.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 08/04/2010 12:09 PM Pg: 1 of 3

THE GRANTOR (NAME AND ADDRESS)

DOROTA NGUYEN and MARIUSZ SZALCZYK, husband and wife

(The Above Space For Recorder's Use Only)

of the CITY of CHICAGO County of COOK, State of ILLINOIS

for and in consideration of TEN AND 0/100 DOLLARS, in hand paid, CONVEY and WARRANT to OLIVIA O. ADESANYA

(NAME AND ADDRESS OF GRANTEE(S))

the following described Real Estate situated in the County of COOK in the State of Illinois, to wit: (See reverse side for legal description.) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: General taxes for 2010 and subsequent years and CONVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD, BUILDING LINES AND EASEMENTS, IF ANY SO LONG AS THEY DO NOT INTERFERE WITH THE CURRENT USE AND ENJOYMENT OF THE REAL ESTATE.

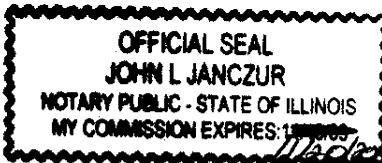
Permanent Index Number (PIN): 11-30-323-070-0000

Address(es) of Real Estate: 7204 NO. ROGERS AVE, CHICAGO, IL 60645

DATED this 29th day of JULY 2010

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S) MARIUSZ SZALCZYK DOROTA NGUYEN

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



MARIUSZ SZALCZYK AND DOROTA NGUYEN

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 T hey signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 29th day of JULY 2010 Commission expires Nov. 00 2013 Andrew Ligas NOTARY PUBLIC

This instrument was prepared by ANDREW LIGAS 6417 W. 63rd ST, CHICAGO, IL 60638 (NAME AND ADDRESS)

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Legal Description

of premises commonly known as

7204 N. ROGERS AVE, CHICAGO, IL 60645

SEE ATTACHED EXHIBIT A

CITY OF CHICAGO

CITY TAX



JUL. 30. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000009112

REAL ESTATE
TRANSFER TAX

00585.00

FP 103018

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



JUL. 30. 10

REVENUE STAMP

0000050933

REAL ESTATE
TRANSFER TAX

00097.50

FP 103017

CITY OF CHICAGO

CITY TAX



JUL. 30. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000009107

REAL ESTATE
TRANSFER TAX

01462.50

FP 103018

STATE OF ILLINOIS

STATE TAX



JUL. 30. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000051245

REAL ESTATE
TRANSFER TAX

00195.00

FP 103014

MAIL TO:

SAME →

(Name)

(Address)

(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

OLIVIA C. ADESANYA

7204 N. ROGERS AVE

CHICAGO, IL 60645

OR RECORDER'S OFFICE BOX NO.

UNOFFICIAL COPY

ORDER NO.: 1301 - 004396365
 ESCROW NO.: 1301 - 004396365

1

STREET ADDRESS: 7204 NORTH ROGERS AVENUE
 CITY: CHICAGO ZIP CODE: 60645
 TAX NUMBER: 11-30-323-070-0000

COUNTY: COOK

LEGAL DESCRIPTION:

PARCEL 1: THAT PART OF LOT 13 IN CONDON'S RIDGE ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF 50 ACRES OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 13, THE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID LOT 13, 50.95 FEET TO THE POINT OF BEGINNING; THENCE NORTHEASTERLY ALONG SAID NORTHWESTERLY LINE 18.0 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES TO SAID NORTHWESTERLY LINE OF LOT 13, 50.01 FEET TO A POINT IN THE NORTHWESTERLY LINE OF ROGERS AVENUE; THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF ROGERS AVENUE, 18.32 FEET; THENCE NORTHWESTERLY 53.43 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: INGRESS, EGRESS AND PUBLIC UTILITIES EASEMENT OVER THE NORTHWESTERLY 2.0 FEET OF THE NORTHEASTERLY 18.33 FEET AND THE NORTHWESTERLY 4.50 FEET OF THE SOUTHWESTERLY 137.72 FEET OF LOT 13 IN CONDON'S RIDGE ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF 50 ACRES OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 30, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.