

# UNOFFICIAL COPY



Doc#: 1022933007 Fee: \$58.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/17/2010 08:20 AM Pg: 1 of 2

## WARRANTY DEED Statutory (Illinois)

### THE GRANTOR

JTA DEVELOPMENT, INC.,  
an Illinois corporation  
duly qualified to do  
business in Illinois,

of the Village of Deerfield,  
County of Lake, State of  
Illinois, for and in  
consideration of Ten

and no/100 (\$10.00) Dollars, and other good and valuable  
consideration in hand paid, the receipt and sufficiency of which is  
hereby acknowledged, does hereby **CONVEY** and **WARRANTY** to

LINDA MARTIN

8499615 COP

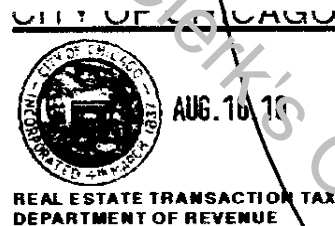
of 9546 S. YATES BLVD., Chicago, County of Cook and State of  
Illinois, all its interest in the following described Real  
Estate situated in the County of Cook, State of Illinois, to wit:

see reverse side for legal description.

DATED this 29<sup>th</sup> day of July, 2010.

JTA DEVELOPMENT, INC.

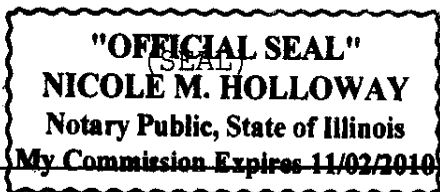
*[Signature]*  
By: John T. Powen, president



REAL ESTATE TRANSFER TAX
0300300
FP 103033

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for  
said County, in the State aforesaid, **DO HEREBY CERTIFY** that JOHN T. POWEN, president  
of JTA Development, Inc., an Illinois corporation, personally known to me to be  
same person whose name is subscribed to the foregoing instrument, appeared before me  
this day in person, and acknowledged that he signed, sealed and delivered the said  
instrument as a free and voluntary act of said corporation and for himself, for the  
use and purposes therein set forth.

Given under my hand and seal this ~~29th~~ <sup>5th</sup> day of ~~July~~ <sup>August</sup>, 2010.



*[Signature]*  
Notary Public

S  
P  
S  
S  
SC  
INT

## BOX 334 CT

**UNOFFICIAL COPY**Legal Description:

Unit Number 1507 in Renaissance Estates Condominium, as delineated on the Plat of Survey of the following described tract of land:

PARTS OF BLOCKS 13, 14 AND 15 IN W.R. KERR'S SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

which Plat of Survey is attached as Exhibit E to the Declaration of Condominium recorded February 18, 2004 as document 0404916234, as amended from time to time; together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Subject only to the following, if any: (1) general real estate taxes for the previous and current year not then due and for subsequent years, including taxes which may accrue by reason of new additional improvements during the year of the subject closing; (2) special taxes or assessments for improvements not yet complete; (3) easements, covenants, restrictions, agreements, conditions and building lines of record; (4) party wall rights, (5) the subject plat; (6) terms, provisions and conditions of the subject condominium documents as well as any amendments and exhibits thereto, including but not limited to the subject Declaration of Condominium Ownership; (7) applicable zoning and building laws and ordinances; (8) roads and highways, if any; (9) unrecorded public utility easements, if any; (10) Purchaser's mortgage; (11) plats of dedication, plats of easement, plats of vacation and plats of subdivision as well as covenants shown thereon; (12) acts done or suffered by or judgments against Purchaser, or anyone claiming under Purchaser; (13) liens and other matters of title over which Chicago Title Insurance Co. is willing to insure without cost to Purchaser; (14) drainage ditches, tiles and laterals; (15) Redevelopment Agreement with the City of Chicago; and (16) any annexation agreements.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, HER 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.

Permanent real estate tax identification number: 25-29-111-001-0000


Common Address: 1507 W. 122<sup>nd</sup> Street, Chicago, IL 60643

Prepared by:

John Powen, esq.  
649 Lombardy Lane  
Deerfield, Illinois 60015

Mail to: Linda Martin

1507 W. 122nd St  
Chicago, IL 60643

STATE OF ILLINOIS		# 0000003937
	AUG. 16. 10	
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		
REAL ESTATE TRANSFER TAX		
00286.00		
FP 103032		

Send subsequent tax bills to:

Linda Martin  
1507 W. 122nd Street  
Chicago, IL 60643