

UNOFFICIAL COPY



1107615000

Doc#: 1107615000 Fee: \$44.25  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/17/2011 08:25 AM Pg: 1 of 4

**WARRANTY DEED**

**GRANTOR**, FREDERICK W. MEDANICH, an unmarried man (herein, "Grantor"), whose address is 15 N. Racine Avenue, Unit 542, Chicago, IL 60607, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND WARRANTS to **GRANTEE**, FREDERICK W. MEDANICH, an unmarried man, and BRIGITTA WITT, an unmarried woman, as joint tenants with right of survivorship (herein, "Grantee"), whose address is 15 N. Racine Avenue, Unit 542, Chicago, IL 60607, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 15 N. Racine Avenue, Unit 542,  
Chicago, IL 60607

Permanent Index Number: 17-08-443-148-1097

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record if any. And said Grantor hereby releases and waives all marital property rights and all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

To have and to hold said premises forever.

Dated this 26<sup>th</sup> day of January, 20 11.

**When recorded return to:**

BECKIE YOUNG  
TIMIOS, INC.  
5716 CORSA AVENUE, #102  
WESTLAKE VILLAGE, CA 91362

**Send subsequent tax bills to:**

FREDERICK W. MEDANICH  
BRIGITTA WITT  
15 N. RACINE AVENUE, UNIT 542  
CHICAGO, IL 60607

**This instrument prepared by:**

STEVEN A. WILLIAMS, ESQ.  
213 BRENTSHIRE DRIVE  
BRANDON, FL 33511

S 11  
P 04  
S 11  
M 11  
SC 11  
E 11  
INT 11

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GRANTOR

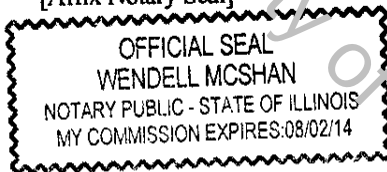
*Frederick W. Medanich*  
Frederick W. Medanich

STATE OF  
COUNTY OF

Illinois  
Cook

This instrument was acknowledged before me on JAN 26, 2011, by Frederick W. Medanich.

[Affix Notary Seal]



Notary signature:

Printed name:

My commission expires:

*Wendell McShan*  
WENDELL MCSHAN  
8-2-14

EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/31-45(E) -  
ACTUAL CONSIDERATION LESS THAN \$100

*Frederick W. Medanich*  
Signature of Buyer/Seller/Representative

1/26/11  
Date

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, 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 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: 1/26/11

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before  
me by the said FREDERICK MEDANICH  
this 26<sup>TH</sup> day of JAN, 2011.

Notary Public

[Signature]

OFFICIAL SEAL  
WENDELL MCSHAN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 08/02/14

The grantee or his/her agent affirms that, to the best of his/her knowledge, 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 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: 1/26/11

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before  
me by the said FREDERICK MEDANICH  
this 26<sup>TH</sup> day of JAN, 2011.

Notary Public

[Signature]

OFFICIAL SEAL  
WENDELL MCSHAN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 08/02/14

NOTE: Any person who knowingly submits a false statement concerning the identity of a 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 the provisions of Section 4 of the Illinois Real Estate Transfer Act.)

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## EXHIBIT A

[Legal Description]

### PARCEL 1:

UNIT NUMBER 542 IN THE BLOCK X CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1 THROUGH 11 IN CARPENTER AND STRONG'S RESUBDIVISION OF LOTS 1 TO 10 IN SUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND LOTS 12, 13, 16, 17, 20, 21 AND 24 IN CARPENTER'S RESUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND LOTS 1 TO 8 IN THE SUBDIVISION OF LOTS 11, 14, 15, 18, 19, 22 AND 23 IN CARPENTER'S RESUBDIVISION OF BLOCK 47 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98977346; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-103 AND P-71 A LIMITED COMMON ELEMENTS AS SET FORTH IN DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 98977346.

This property is NOT the homestead real property of grantor.