



Doc#: 1133642102 Fee: \$62.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/02/2011 12:18 PM Pg: 1 of 3

**WARRANTY DEED  
ILLINOIS STATUTORY**

**MAIL TO:**

Jason M. Chmielewski  
Attorney at Law  
221 North LaSalle Street, Suite 1300  
Chicago, Illinois 60601  
773-489-6806 Phone

The Grantor(s), Cindy Balderas, an individual, in the County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, Convey(S) and Warrant(s) to David Solomon, an individual, in the County of Cook, State of Illinois, all interest in the following described Real Estate situated in Cook County, in the State of Illinois, to wit:

**LEGAL DESCRIPTION:**

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2011 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**Property Index Number:** 17-04-445 017-1118  
**Property Address:** 849 North Franklin, Unit 823, Chicago, Illinois 60610

Dated this 14 Day of September, 2011

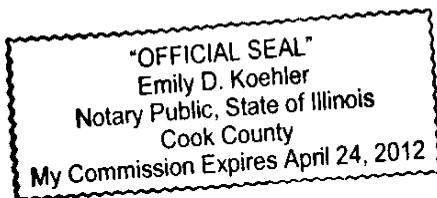
X Cindy Balderas  
Cindy Balderas

STATE OF ILLINOIS, COUNTY OF COOK ss

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DOES HEREBY CERTIFY THAT Cindy Balderas, is/are 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 they signed, sealed and delivered the said instrument as their 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 14th day of September, 2011

Emily D. Koehler  
Notary Public



**Name of Taxpayer:** David Solomon, 849 North Franklin, Unit 823, Chicago, Illinois 60610  
**Prepared By:** Attorney, Peter L. Marx, 7104 West Addison Street, Chicago, Illinois 60634 (773) 283-8960


BOX 334 CT

S Y  
P 3  
S N  
SC Y  
INTC


Handwritten notes: "Cindy Balderas" and "SF 5/22/11 needs JS"

# UNOFFICIAL COPY


Property of Cook County Clerk's Office

**STATE OF ILLINOIS**  
  
 NOV. 22. 11  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE

|                           |
|---------------------------|
| REAL ESTATE TRANSFER TAX  |
| 00214.00                  |
| # 0000011340<br>FP 103032 |

**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
 COUNTY TAX  
  
 NOV. 22. 11  
 REVENUE STAMP

|                           |
|---------------------------|
| REAL ESTATE TRANSFER TAX  |
| 00107.00                  |
| # 0000011361<br>FP 103034 |

**CITY OF CHICAGO**  
  
 NOV. 22. 11  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

|                           |
|---------------------------|
| REAL ESTATE TRANSFER TAX  |
| 02247.00                  |
| # 0000010313<br>FP 103033 |

**UNOFFICIAL COPY**

CHICAGO TITLE INSURANCE COMPANY  
 COMMITMENT FOR TITLE INSURANCE  
 SCHEDULE A (CONTINUED)

ORDER NO.: 1409 ST5122214 HNC

## 5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

PARCEL 1: UNIT NUMBER 823 IN THE PARC CHESTNUT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

## SUB-PARCEL 1:

LOTS 10 TO 18 IN STORR'S SUBDIVISION OF BLOCK 30 IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

## SUB-PARCEL 2:

THE WEST 26 FEET OF LOT 3, ALL OF LOTS 4 TO 10 AND THE WEST 26 FEET OF LOT 11 ON THE SUBDIVISION OF BLOCK 31 IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

## SUB-PARCEL 3:

ALL OF THE NORTH-SOUTH 10 FOOT WIDE VACATED ALLEY LYING WEST OF AND ADJOINING THE WEST LINE OF LOTS 4 AND 10 AND SAID WEST LINE OF LOT 4 PRODUCED NORTH 18 FEET AND LYING EAST OF AND ADJOINING THE EAST LINE OF LOTS 5 TO 9 ALSO ALL OF THE EAST-WEST 18 FOOT WIDE VACATED ALLEY LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF LOT 10, LYING NORTH OF AND ADJOINING THE NORTH LINE OF LOT 4 AND LYING WEST OF AND ADJOINING THE WEST LINE OF THE EAST 18 FEET OF SAID LOT 4 PRODUCED NORTH 18 FEET ALL IN THE SUBDIVISION OF BLOCK 31 IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

## SUB-PARCEL 4:

ALL OF THE EAST-WEST 18 FOOT WIDE VACATED ALLEY LYING SOUTH OF THE SOUTH LINE OF LOTS 10 AND THE WEST 26 FEET OF LOT 11, LYING NORTH OF THE NORTH LINE OF LOT 4 AND THE WEST 26 FEET OF LOT 3, LYING WEST OF A LINE EXTENDING NORTH FROM THE NORTHEAST CORNER OF THE WEST 26 FEET OF SAID LOT 3 TO THE SOUTHEAST CORNER OF THE WEST 26 FEET OF SAID LOT 11 AND LYING EAST OF THE NORTHERLY EXTENSION OF THE WEST LINE OF THE WEST 18 FEET OF LOT 4, ALL IN JOHNSTON, ROBERTS AND STORR'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0613910107; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE 180, A LIMITED COMMON ELEMENT, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

849 N. FRANKLIN, # 823, CHICAGO, IL 60610

17-04-445-017-1118

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