

UNOFFICIAL COPY

WARRANTY DEED
Statutory (ILLINOIS) (General)



1219333059

Doc#: 1219333059 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/11/2012 11:13 AM Pg: 1 of 4

1/1 FIRST AMERICAN
File # 230427

The Grantor, South Western 3 LLC, an Illinois limited liability company, of 508 Rivershire Place, of the City of Lincolnshire, State of Illinois, for and in consideration of Ten and 00/100 (\$10.00) Dollars, in hand paid, CONVEYS and WARRANTS to: 60612

Michelle Ward, an unmarried woman, of 220 N California, Chicago, IL 60612, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (see reverse side for legal description), subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence, (a) general real estate taxes not due and payable at the time of closing; (b) building lines and easements, if any, so long as it does not interfere with the current use and enjoyment of the property.

Permanent Index Number (PIN): ~~1219333059~~ 1008 *Please see attached ledger*
Address(es) or Real Estate: 22 South Western Avenue, Unit 304, Chicago, Illinois 60612

DATED this 20th day of June, 2012

SOUTH WESTERN 3 LLC

By:

Sidney Oko, Its Manager

S Y
P 4
S N
SC Y
INT ID

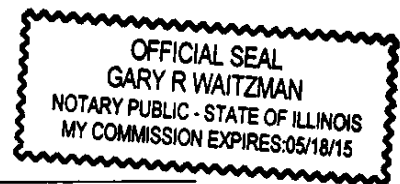
State of ILL)
County of LAKE) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sidney Oko, personally known to me to be the Manager of South Western 3 LLC, an Illinois limited liability company, and 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 he signed, sealed and delivered the said instrument as his 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 20 day of June, 2012.

Commission expires 5/15/15


[Signature]
Notary Public



Prepared by: Dainius R. Dumbrys, Boodell & Domanskis, LLC, 353 N. Clark Street, Suite 1800, Chicago, IL 60654

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Property of Cook County Clerk's Office


 REAL ESTATE TRANSFER
 07/10/12 2012
 \$1,312.50
 \$525.00
 \$1,837.50
 TOTAL: \$1,837.50
 CATA: 268995X
 16-13-203-053-1008 | 20120601604843 | 20120601604843

07/03/2012
 \$87.50
 \$175.00
 \$262.50
 REAL ESTATE TRANSFER
 COOK
 ILLINOIS:
 TOTAL: 11UZZD5
 16-13-203-053-1008 | 20120601604843 | 20120601604843



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Legal Description

Premises commonly known as: 22 S. Western Avenue, Unit 304, Chicago, Illinois 60612

Legal Description:

UNITS 304 IN THE 20 SOUTH WESTERN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 2, 3, 4, 5 AND 6 (EXCEPT THAT PART LYING EAST OF A LINE 50 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN) IN CLEMENT'S SUBDIVISION OF LOTS 20 TO 24 INCLUSIVE, TOGETHER WITH THE SOUTH 1 FOOT OF ALLEY NORTH OF AND ADJOINING SAID LOT 20, ALL IN WILCOX'S SUBDIVISION OF LOTS 5 AND 6 IN BLOCK 8 IN ROCKWELLS'S ADDITION IN THE EAST 1/2 OF THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0915310041; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Mail To:

~~Lewis Powell
Law Offices of Lewis Powell
53 W. Jackson, Unit 1510
Chicago, IL 60604~~

*Michelle Ward
22 S Western Ave
Unit 304
Chicago Ill. 60612*

Send Tax Bills To:

Michelle Ward
22 S. Western Ave., Unit 304
Chicago, IL 60612

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNITS 304 IN THE 20 SOUTH WESTERN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 2, 3, 4, 5 AND 6 (EXCEPT THAT PART LYING EAST OF A LINE 50 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN) IN CLEMENT'S SUBDIVISION OF LOTS 20 TO 24 INCLUSIVE, TOGETHER WITH THE SOUTH 1 FOOT OF ALLEY NORTH OF AND ADJOINING SAID LOT 20, ALL IN WILCOX'S SUBDIVISION OF LOTS 5 AND 6 IN BLOCK 8 IN ROCKWELLS'S ADDITION IN THE EAST 1/2 OF THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS;

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Permanent Index #'s: 16-13-203-053-1008

Property Address: 22 South Western Avenue Unit 304, Chicago, Illinois 60612

Property of Cook County Clerk's Office