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1227212063

Doc#: 1227212063 Fee: \$68.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/28/2012 11:33 AM Pg: 1 of 4

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR, LOGAN SQUARE DEVELOPMENT, INC., an Illinois corporation, of the City of Chicago, 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 STEVEN R. PIET, 426 Cannon Dr., of the City of Geneva, County of Kane, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof


SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) the Act and Code; (c) the Condominium Documents, including all amendments and exhibits thereto; (d) applicable zoning and building laws and ordinances which do not interfere with the use of the Purchased Unit as a private residence; (e) special taxes or other assessments for improvements not yet completed; (f) acts done or suffered by Purchaser or anyone claiming by, through, or under Purchaser; (g) easements, agreements, conditions, covenants, and restrictions of record, if any; (h) licenses affecting the Common Elements of Purchase

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-35-405-044-0000 & 13-35-405-045-0000
Address of Real Estate: 1916 N. KEDZIE AVE. #2F, Chicago, Illinois 60647

Dated this 10 day of July, 2012.

First American Title
Order # 2283445
113


LOGAN SQUARE DEVELOPMENT, INC.
by BOGDAN POPOVYCH, President

REAL ESTATE TRANSFER 08/13/2012



CHICAGO: \$2,032.50
CTA: \$813.00
TOTAL: \$2,845.50

13-35-405-044-0000 | 20120701605720 | A96AZT

REAL ESTATE TRANSFER 08/13/2012



COOK \$135.50
ILLINOIS: \$271.00
TOTAL: \$406.50

13-35-405-044-0000 | 20120701605720 | 3TZ4Z8

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT BOGDAN POPOVYCH, 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 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 10 day of July, 2012.



[Signature] (Notary Public)

Prepared By: Jonathan M. Aven
180 N. Michigan Ave. #2105
Chicago, Illinois 60601

Mail To:
Dainius Dumbrys
Boodell & Domanskis, LLC
~~205 N. Michigan Ave. #4307~~ 353 N. CLARK ST., SUITE 1100
Chicago, IL ~~60601~~ 60654

Name & Address of Taxpayer:
STEVEN R. PIET
1916 N. KEDZIE AVE. #2F
Chicago, IL 60647

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GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISION OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE UNIT WAS VACANT AT THE TIME OF THE CONVERSION OF THE UNIT; THEREFORE TENANT HAD NO RIGHTS WITH REGARD TO SAID UNIT.

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Unit No.2F in 1916 North Kedzie Condominium, as delineated on a plat of survey of the following described tract of land: Lot 39, in Block 1, in Winkelman's Resubdivision of Blocks 1 to 12, in Simon's Original Subdivision of the Southeast quarter of Section 35, Township 40 North, Range 13 East of the Third Principal Meridian, which plat of survey is attached as Exhibit "A" to the declaration of condominium ownership recorded July 25, 2012, as document no. 1220722000, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

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