



Doc#: 1307442006 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/15/2013 08:21 AM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY

THE GRANTOR(S), Breckenridge Holdings, LLC, of the City of Land O'Lakes, County of Pasco, State of Florida for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Siddhesh Sawant (GRANTEE'S ADDRESS) 1111 N. Dearborn Street, Apt. 1502, Chicago, Illinois 60610 of the County of Cook, 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: general taxes for the year 2012 (2nd installment) 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.

Permanent Real Estate Index Number(s): 14-32-223-035-1021

Address(es) of Real Estate: 1052 West Armitage Avenue, Unit A, Chicago, Illinois 60614

Dated this 12 day of February, 2013

Breckenridge Holdings, LLC

By: [Signature]
H. Douglas Tripp
Manager/Member

Attest [Signature]
Michelle A. Laiss
Attorney

REAL ESTATE TRANSFER		03/05/2013
	CHICAGO:	\$3,367.50
	CTA:	\$1,347.00
	TOTAL:	\$4,714.50
14-32-223-035-1021 20130201602262 FNEUR2		

REAL ESTATE TRANSFER		03/08/2013
	COOK	\$224.50
	ILLINOIS:	\$449.00
	TOTAL:	\$673.50
14-32-223-035-1021 20130201602262 CPFERN		

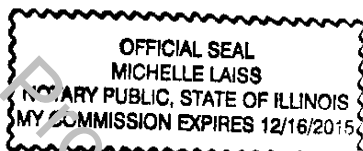
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STATE OF Illinois, COUNTY OF Cook ss. **UNOFFICIAL COPY**

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT H. Douglas Tripp, Managing member of Breckenridge Holdings, LLC, 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 12 day of February, 2013



Michelle Laiss (Notary Public)

Prepared By: Michelle A. Laiss
ATTORNEY AT LAW
1530 West Fullerton Avenue
Chicago, Illinois 60614

Mail To:
Shane Mowery
ATTORNEY AT LAW
2448 W. Augusta Blvd.
Chicago, Illinois 60622

Name & Address of Taxpayer:
Siddhesh Sawant
1052 West Armitage Avenue, Unit A
Chicago, Illinois 60614

UNOFFICIAL COPY

EXHIBIT 'A' Legal Description

UNIT NUMBER 1052-A, IN THE KENSINGTON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
LOTS 10 TO 29 IN BLOCK 4 IN MORGAN'S SUBDIVISION OF THE EAST 1/2 OF BLOCK 10 IN SHEFFIELD'S ADDITION TO CHICAGO, IN SECTION 32, TOWNSHIP 40 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 OWNERSHIP RECORDED IN COOK COUNTY, ILLINOIS AS DOCUMENT 25484942, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

P.I.N.14-32-223-035-1021

Property of Cook County Clerk's Office