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WARRANTY DEED
Statutory, Illinois
(Individual to Individual)

Doc#: 1308635041 Fee: \$40.00
RHSP Fee: \$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/27/2013 11:27 AM Pg: 1 of 2

THE GRANTORS, Steven J. Thompson and Anjana Baluja, husband and wife, of Phoenix, County of Maricopa, State of Arizona, for and in consideration of Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to GRANTEE, Matthew J. Sullivan, of Chicago, Cook County, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT NO. 1 IN 913 AGATITE CONDOMINIUM, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DEFINED AND DELINEATED ON THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 08004757, AS AMENDED FROM TIME TO TIME, IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING P-1 AND STORAGE SPACE NO. S-1, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF AFORESAID RECORDED AS DOCUMENT 08004757.

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

Subject to: covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate and general real estate taxes for the year 2012 and subsequent years.

Permanent Real Estate Index Numbers: 14-17-228-026-1002
Address of Real Estate: ~~913 N. Magnolia Avenue~~, Chicago, Illinois 60640
913 W. Agatite Avenue; #1

In Witness Whereof, the Grantors have hereunto set their hands and seals this 6 day of February, 2013.

Steven J. Thompson

Anjana Baluja

BOX 333-CT

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State of ARIZONA)
) SS.
 County of MARICOPA)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Steven Thompson and Anjana Baluja, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 8 day of February, 2013.

Kris Durham

Notary Public

This instrument was prepared by:

Scott A. Labow, Esq.
 Scott A. Labow & Associates, P.C.
 P.O. Box 5273
 Buffalo Grove, Illinois 60089



Record and Mail to:

MATTHEW SULLIVAN
913 W. AGATITE AVE. #1
CHICAGO, IL. 60640

Send Subsequent Tax Bills to:

MATTHEW SULLIVAN
913 W. AGATITE AVE.
CHICAGO, IL. 60640

REAL ESTATE TRANSFER 03/13/2013



COOK	\$150.00
ILLINOIS:	\$300.00
TOTAL:	\$450.00

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REAL ESTATE TRANSFER 03/13/2013



CHICAGO:	\$2,250.00
CTA:	\$900.00
TOTAL:	\$3,150.00

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