

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTOR,
**Elliot M. Nathanson and
Christina Nathanson
husband and wife**

of the City of Chicago, County of Cook,
State of Illinois,

For and in consideration of the sum of
TEN DOLLARS, and other good and
valuable consideration in hand paid,

CONVEY and WARRANT to
**Anthony J. Giorgi and
Allison K. Aring-Giorgi,
husband and wife
3013 N. Broadway
Chicago, IL 60657**



Doc#: 1322722061 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/15/2013 12:39 PM Pg: 1 of 3

As Tenants by the Entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT 2749-1 IN GIDDINGS LANDING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 17 AND 18 IN BLOCK 26 IN RAVENSWOOD GARDENS, A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 AND THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHEAST OF THE SANITARY DISTRICT RIGHT OF WAY (EXCEPT THE RIGHT OF WAY OF THE NORTHWESTERN ELEVATED RAILROAD), WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 97116785; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF G-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 97116785.

STREET ADDRESS: 2749 W. GiddingsSt, Unit 1, Chicago, IL 60625

PERMANENT TAX INDEX NUMBER: 13-13-201-028-1002

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) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions and building lines of record; (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not

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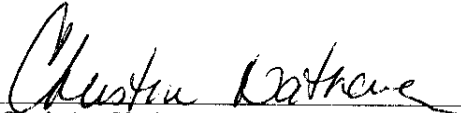
established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as forever.

DATED this 27 day of July, 2013



 Elliot M. Nathanson



 Christina Nathanson

REAL ESTATE TRANSFER 08/14/2013



CHICAGO: \$2,475.00
CTA: \$990.00
TOTAL: \$3,465.00

13-13-201-028-1002 | 20130801600972 | 5UHX9Y

REAL ESTATE TRANSFER 08/15/2013



COOK \$165.00
ILLINOIS: \$330.00
TOTAL: \$495.00

13-13-201-028-1002 | 20130801600972 | 096XYY

Property of Cook County Clerk's Office

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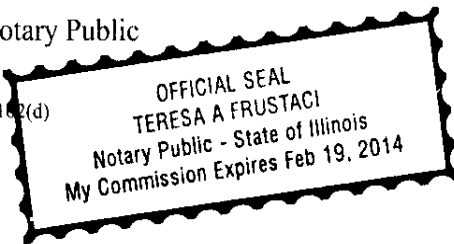
State of Illinois)
) SS
 County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY Elliot M. Nathanson and Christina Nathanson, personally known to me to be the same people whose names 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 28th day of July, 2013

Teresa A. Frustaci Notary Public

The Notary Public aforesaid is an attorney-at-law or an employee of an attorney-at-law and is therefore exempt from recording a Notarial Record pursuant to Section 3-102(d) of the Illinois Notary Public Act.



Commission expires:

This instrument prepared by:

Leo G. Aubel
 Deutsch, Levy & Engel
 225 W. Washington St.
 Suite 1700
 Chicago, IL 60606

Send subsequent tax bills to:

Anthony & Allison Giorgi
 2749 W. Giddings St., Unit 1
 Chicago, IL 60625

Mail to:

Randy Boyer
 3223 Lake Ave., Suite 15C-303
 Wilmette, IL 60091



OR RECORDER'S OFFICE BOX NO. _____