

UNOFFICIAL COPY



Doc#: 1324847010 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/05/2013 09:42 AM Pg: 1 of 2

WARRANTY DEED
Statutory (ILLINOIS)

40009613 '13

GIT (9-3)

THE GRANTOR, Michael Zalay, married to Lauren Zalay, 421 West Huron Street, Unit 501, of the City of Chicago, State of Illinois 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, Michael Bemoras and David S. Bemoras, not as tenants in common or tenants by their entirety, but as joint tenants the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNITS 2004 AND P-618 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE ERIE CENTRE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 97719736, AS AMENDED FROM TIME TO TIME, IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 29 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject only to: general real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

THIS IS NOT HOMESTEAD PROPERTY

PIN: 17-09-127-039-1498 (unit 2004)
17-09-127-039-1414 (unit P-618)


Address of Real Estate: 435 West Erie Street, Unit 2004, Chicago, Illinois
60654

[SIGNATURE PAGE TO FOLLOW]

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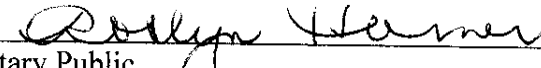
IN WITNESS WHEREOF, said Grantor has caused his name to be signed to this Warranty Deed this 30th day of August, 2013.


Michael Zalay

State of ILLINOIS)
County of Cook)ss

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Michael Zalay, a married person, personally known to me to be the same person(s) whose name(s) has subscribed to in the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 30th day of August, 2013.



Notary Public
My commission expires: _____





This instrument was prepared by:
Lori A. Berko, Esq.
Bronson & Kahn LLC
150 North Wacker Drive, Suite 1400
Chicago, Illinois 60606

Record and Mail to:
Graham E. Conatser, Esq.
Jay Zabel & Associates, Ltd.
55 West Monroe Street, Suite 3950
Chicago, Illinois 60603

Send Subsequent Tax Bills to:
Michael Bemoras
435 West Erie Street, Unit 2004
Chicago, Illinois 60654

REAL ESTATE TRANSFER		08/30/2013
	CHICAGO:	\$2,625.00
	CTA:	\$1,050.00
	TOTAL:	\$3,675.00

17-09-127-039-1498 | 20130801607243 | QN8D19

REAL ESTATE TRANSFER		08/30/2013
 	COOK	\$175.00
	ILLINOIS:	\$350.00
	TOTAL:	\$525.00

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