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WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc#: 1335026073 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/16/2013 02:27 PM Pg: 1 of 3

REAL ESTATE TRANSFER	11/26/2013
	COOK \$17.50
	ILLINOIS: \$35.00
	TOTAL: \$52.50
24-15-308-021-1014 20131101604053 H5HRNB	

FIRST AMERICAN TITLE
GRAND \$244578

THE GRANTOR(S) Rafal Piotrowski, an unmarried man of the Village of Oak Lawn, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Daniel Waterman, an unmarried man, of 1426 West Polk Street, Chicago, IL 60607 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, 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) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways, if any; (f) party wall rights and agreements, if any; and; (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

The purchaser of a property subject to a short sale must agree not to resell the property within 30 calendar days of closing and further prohibit any resale of the property for 31 to 90 calendar days after closing for a gross sales price greater than 120 percent of the gross sales price of the short sale transaction.

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): 24-15-308-021-1014

Address(es) of Real Estate: 10811 South Keating Avenue Unit 1NE
Oaklawn, IL 60453 please see attached legal

Dated this 25 day of November 20 13

Village of Oak Lawn Real Estate Transfer Tax \$50 01667

Rafal Piotrowski

RAFAL PIOTROWSKI

Village of Oak Lawn Real Estate Transfer Tax \$100 01183

Village of Oak Lawn Real Estate Transfer Tax \$25 01341

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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 Rafal Piotrowski, 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 25th day of November, 20 13.



Sherausha Cross
Notary Public

Prepared by:
ARC Law Group, LLLP.
5608 S. Racine Avenue
Chicago, IL 60636

Mail to:
Daniel Waterman
1426 West Polk Street
Chicago, IL 60607

Name and Address of Taxpayer:
Daniel Waterman
1426 West Polk Street
Chicago, IL 60607

CLERK OF COOK COUNTY CLERK'S OFFICE

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT 10811-NE-102 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):

LOT 2 (EXCEPT THE SOUTH 40 FEET) IN BLOCK 15 IN FREDERICK H. BARTLETT'S HIGHWAY ACRES, BEING A SUBDIVISION OF THE WEST 1 /2 OF THE WEST 1 /2 OF THE NORTH WEST 1 /4 AND THE WEST 1 /2 OF THE SOUTHWEST 1 /4 OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY OF SAID PARCEL IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY STANDARD BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 1, 1971 AND KNOWN AS TRUST NUMBERS 3626 AND 3627 RECORDED IN OFFICE OF RECORDED OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22295072, TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), ALSO TOGETHER WITH AN EASEMENT FOR PARKING PURPOSES IN AND TO PARKING AREA NO. 1-NE-#5, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY ALL IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 24-15-308-021-1014 Vol. 0244

Property Address: 10811 South Keating Avenue, Unit 1NE, Oak Lawn, Illinois 60453

Property of Cook County Clerk's Office