



15057462570

8042726

Warranty Deed

(Individual to Individual)

*MAIL TO AND
SUBSEQUENT TAX BILL TO:*

*JANINA BOSAK
7863 N. CALDWELL AVE.
UNIT 108
NILES, IL 60714*

Doc#: 1505746257 Fee: \$60.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 02/26/2015 03:05 PM Pg: 1 of 2

Above sp

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THE GRANTOR, HAROLD S. GOMEZ, single, of the Village of Niles, County of Cook, State of Illinois, for the consideration of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and WARRANT to

JANINA BOSAK, single, of 7863 N. Caldwell Ave. Unit 108, Niles Illinois 60714 the following described real estate situated in the County of Cook, in the State of Illinois 60714, to wit:

UNIT 108 IN WOODLEY PARK CONDOMINIUM, Village of Niles, County of Cook, State of Illinois. (The complete legal description is ANNEX- A to this Deed)

Subject to General Taxes for 2014 and subsequent years;
Property address: Unit 108 7863 N. Caldwell Ave Niles, Illinois 60714
Permanent Index Number, 10-30-201-031-1008

Dated this 10th day of February 2015

[Handwritten Signature]
HAROLD S. GOMEZ

~~State of Illinois, County of Cook~~ I, the undersigned, ~~XX~~ DO HEREBY CERTIFY t personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 10th day of February 2015.

Impress Seal here

[Handwritten Signature]
Notary Public

Sherriella S. Ercolano
Consular Associate
United States of America
INDEFINITE
COMMISSION

This instrument was prepared by: Alfonso S. Bascos, attorney, 1332 Irving Park Rd. Chicago, Illinois 60613

WARRANTY DEED ANNEX A

REAL ESTATE TRANSFER TAX 24-Feb-2015



COUNTY: 65.50
ILLINOIS: 131.00
TOTAL: 196.50

USI

UNOFFICIAL COPY

Legal Description

UNIT NO. 108 IN WOODLEY PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

ALL THAT PART OF THE NORTH 651.42 FEET OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH LIES EASTERLY OF THE EASTERLY LINE OF CALDWELL ROAD AND SOUTHEASTERLY OF THE LOW WATER LINE ALONG THE SOUTHEASTERLY BANK OF THE NORTH BRANCH OF THE CHICAGO RIVER AND LYING WEST OF A LINE DRAWN SOUTH AT RIGHT ANGLES TO THE NORTH LINE OF SAID NORTHEAST 1/4 OF SECTION 30, WHICH IS 1089.40 FEET WEST OF THE NORTHEAST CORNER OF SAID SECTION 30, COOK COUNTY ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE ABOVE DESCRIBED TRACT; THENCE WEST ON A LINE PARALLEL TO AND 651.42 FEET SOUTH OF THE NORTH LINE OF SAID SECTION 30, A DISTANCE OF 200 FEET TO ITS INTERSECTION WITH THE EASTERLY LINE OF CALDWELL AVENUE; THENCE IN A NORTHWESTERLY DIRECTION ALONG THE EASTERLY LINE OF CALDWELL AVENUE, A DISTANCE OF 300 FEET; THENCE NORTHEASTERLY A DISTANCE OF 67.13 FEET TO THE INTERSECTION WITH A LINE DRAWN PARALLEL TO AND 356.72 FEET SOUTH (MEASURED AT RIGHT ANGLES) FROM THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 30, THENCE EAST ALONG A LINE PARALLEL TO AND 356.72 FEET SOUTH OF THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 30, A DISTANCE OF 312.97 FEET TO THE EAST LINE OF THE ABOVE DESCRIBED TRACT; THENCE SOUTH ALONG THE EAST LINE OF SAID TRACT, A DISTANCE OF 294.70 FEET TO THE PLACE OF BEGINNING:

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS AS DOCUMENT NUMBER 94426719, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH THE AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD, ALL IN COOK COUNTY, ILLINOIS.

Property address: 7863 N. Caldwell Unit 108, Niles, Illinois 60714
Permanent Index Number 10-30-201-031-1008

VILLAGE OF NILES 1-23-15	
REAL ESTATE TRANSFER TAX	
7863 CALDWELL #108	
21756	\$ 393.00