

# UNOFFICIAL COPY

FIRST AMERICAN TITLE  
FILE # 2637516



Doc#: 1515226085 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/01/2015 03:13 PM Pg: 1 of 3



First American Title Insurance Company  
WARRANTY DEED  
ILLINOIS STATUTORY

THE GRANTOR(S) Istvan Szekely and Szemida Fejer, husband and wife, of 2708 W. Lunt Avenue, Unit 305, Chicago, County of Cook, State of Illinois, 60645, 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 Mary Taras, A Single Person of 4438 N. Artesian, Chicago, County of Cook, State of Illinois, 60625, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

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: 10-36-210-047-1017; 10-36-210-047-1040  
Address of Real Estate: 2708 W. Lunt Avenue, Unit 305, Chicago, IL 60645

Dated this 7 day of May, 20 15

Istvan Szekely

Szemida Fejer

REAL ESTATE TRANSFER TAX		28-May-2015
	CHICAGO:	960.00
	CTA:	384.00
	TOTAL:	1,344.00

10-36-210-047-1017 | 20150501683170 | 0-407-051-648

REAL ESTATE TRANSFER TAX		28-May-2015
	COUNTY:	64.00
	ILLINOIS:	128.00
	TOTAL:	192.00

10-36-210-047-1017 | 20150501683170 | 1-915-334-016

Warranty Deed

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STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Istvan Szekely and Szemida Fejer**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 4 day of May, 20 15.



Rebecca Heraty (Notary Public)

Prepared by: *Hawbecker and Garver, LLC, 26 Blaine Street, Hinsdale, IL 60521*

Mail to:

STEVEN W. FAITZ  
6554 N. NW Hwy  
CHICAGO, IL 60631

Name and Address of Taxpayer:

Mary Taras  
2708 W. LUNT # 305  
Chicago IL 60645

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## LEGAL DESCRIPTION

**PARCEL 1:**

**UNIT 2708-305 AND PARKING SPACE P-14 IN LUNT GARDENS CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:**

**LOTS 29, 30, 31 AND 32 IN BECKER'S INDIAN BOUNDARY PARK, A SUBDIVISION OF THE WEST 5 ACRES OF THE EAST 25 ACRES OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 17, 2006 AS DOCUMENT NUMBER 0629006087, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

**PARCEL 2:**

**THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-17, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.**

Property of Cook County Clerk's Office