

FIRST AMERICAN TITLE
FILE # 2739494



First American Title Insurance Company

Doc#: 1619001061 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/08/2016 02:37 PM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
Individual

THE GRANTOR(S) Krzysztof Karbowski, married man of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN dollars and 0/100, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Michael N Lerner, married to Karolina Lerner, all interest in the following described Real Estate situated in the County of Cook in the State of ILLINOIS, to wit:

See Exhibit "A" attached hereto and made a part hereof

NOT A HOMESTEAD PROPERTY

SUBJECT TO: GRANTEE HEREIN IS PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR ANY SALES PRICE FOR A PERIOD OF 30 DAYS FROM THE DATE OF THIS DEED. AFTER THIS 30 DAYS PERIOD, GRANTEE IS FURTHER PROHIBITED FROM CONVEYING THE PROPERTY FOR A SALES PRICE GREATER THAN 120% OF SHORT SALE PRICE UNTIL 90 DAYS FOR THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

Permanent Real Estate Index Number(s): 14-32-312-045-1006

Address (es) of Real Estate: 1636 N. Bosworth Ave Unit 4N, Chicago IL ~~60622~~ 60642

Dated this 20 day of June, 20 16

Krzysztof Karbowski

REAL ESTATE TRANSFER TAX		22-Jun-2016
	CHICAGO:	2,175.00
	CTA:	870.00
	TOTAL:	3,045.00 *

14-32-312-045-1006 | 20160601616390 | 1-242-191-168

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		22-Jun-2016
	COUNTY:	145.00
	ILLINOIS:	290.00
	TOTAL:	435.00

14-32-312-045-1006 | 20160601616390 | 2-028-336-448

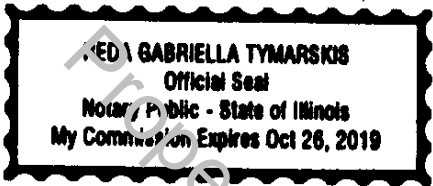
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Krzysztof Karbowski 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 20 day of June, 20 16.



[Signature]

(Notary Public)
[Exempt]

Prepared by:
Law Offices of David Freydin
8707 Skokie Blvd Ste 305
Skokie IL 60077

Mail to:
John Lovestrand
30 Green Bay Road
Winnetka IL 60093

Name and Address of Taxpayer:
Michael N. Lerner
1636 N. Bosworth
C-1
Chicago IL 60642

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Exhibit "A" – Legal Description

[Legal Description]

PARCEL 1:

UNIT 4N IN THE 1636 N. BOSWORTH CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 51 AND 52 IN BLOCK 2 IN CHICAGO DISTILLERY COMPANY'S SUBDIVISION OF BLOCK 19 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 37, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0422334057, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-4, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE AFOREMENTIONED DECLARATION OF CONDOMINIUM.

Note: For informational purposes only, the land is known as:

1636 N. Bosworth Ave Unit 4N
Chicago, IL 60622