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2001-01-17 12:36:30

Cook County Recorder

25.00

WARRANTY DEED
Statutory (Illinois)
(Corporation to Individual)

THE GRANTOR

FULLERTON DEVELOPMENT GROUP, LTD., AN ILLINOIS CORPORATION

a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to:

Robert Murphy, a married person and Morgan R. Murphy, a single person 2202 N. Cleveland Chicago, IL 60614

not in Tenancy in Common, but in JOINT TENANCY, the following described Real

Estate situated in the County of Cook in State of Illinois, to wit: (See stached legal description.) hereby releasing and waiving all rights under and by virtue of the Homesteal Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

TOUNTY!

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 14-29-427-054-0000

Address(es) of Real Estate: 900 W. Fullerton #4J and P-43, Chicago, IL 60614

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Chairman this 1 day of September, 2000

Fullerton Development Group, Inc.

(Name of Corporation

By pay I you che my

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5345 (of)

BOX 333-CTI

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and State aforesaid, DO HEREBY CERTIF be the Chairman of the Fullerton Developm to me to be the same person whose name is before me this day in person and acknowled the said instrument, pursuant to authority give their free and voluntary act and deed of said forth. "OFFICIAL SEAL" KATHERINE M. STEFFES NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 4/27/2002	Y that George J. Cyrus personally known to me to nent Group, Ltd. corporation, and personally known subscribed to the foregoing instrument, appeared ged that as such Chairman he signed and delivered wen by the Board of Directors of said corporation, as corporation, for the uses and purposes therein set
Given under ray hand and official seal, this _	1 day of September 2000
Carrie	1/
Commission expires 4/7/07	
0.5	NOTARY PUBLIC
This instrument was prepared by Katherine S	Steffes 2476 W. Estes #2, Chicago, IL 60645
	(Name and Address)
John Haderlein Name	SEND SUBSEQUENT TAX BILLS TO:
MAIL	
TO: <u>114 N. Fourth St.</u> Address	Name
·	ivanic
<u>Libertyville, IL 60048-2308</u> City, State and Zip	Address
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OR RECORDER'S OFFICE BOX NO.	
\	Caty, State and Zip
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	CITY OF CHICAGO MEAL ESTATE TRANSFER TAX
	TRAMSFER TAX 02077.50
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	REAL ESTATE TRANSACTION TAX FP 102805



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UNIT 4J AND P-43 IN THE 900 WEST FULLERTON CONDOMINIUM ASSOCIATION CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE WEST 25 FEET OF LOT 31 AND LOTS 32 AND 33 AND THE EAST 1/2 OF LOT 34 IN SUBDIVISION OF THE EAST 10 ACRES OF OUTLOT 19 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JANUARY 31, 2000 AS DOCUMENT NUMBER 00078794; TOGETHER VITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

THE TENANT OF UNIT 4J HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN 14th DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLAPATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

SUBJECT ONLY TO THE FOLLOWING: covenants, conditions, and restrictions of record; public and utility easements; general real estate taxes for the year 1999 final installment and subsequent years.

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