

0010294871

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2001-04-12 13:34:21
Cook County Recorder 25.50



UNOFFICIAL COPY

GEORGE E. COLE®
LEGAL FORMS

No. 808-REC
March 2000

WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)

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Above Space for Recorder's use only

THE GRANTOR BEN LUM, A SINGLE PERSON, OF 2012-A WEST WILLOW CT.,

of the CITY of CHICAGO County of COOK State of ILLINOIS for and

in consideration of TEN (\$10.00) DOLLARS, and other good

and valuable considerations in hand paid,

CONVEY S and WARRANT S to THOMAS J. KROB, A SINGLE PERSON,
OF 2341 N. LEAVITT, CHICAGO, ILLINOIS

(Name and Address of Grantee)

the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

"AS PER THE LEGAL DESCRIPTION RIDER APPENDED HERETO AND MADE A PART HEREOF."

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s) 00319263; 00848586;

; and to General Taxes for 2000 and subsequent years.

Permanent Real Estate Index Number(s): 17-22-107-029-0000; 17-22-107-030-0000; 17-22-107-031-0000;
17-22-107-032-0000 and 17-22-107-033-0000.

Address(es) of Real Estate: 1440 S. MICHIGAN AVENUE, UNIT 416, CHICAGO, ILLINOIS 60605

Dated this 10TH day of APRIL, 2001

x (SEAL) _____ (SEAL)

BEN LUM

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

(SEAL) _____ (SEAL)

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Warranty Deed
Individual to Individual

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1284620100

GEORGE E. COLE
LEGAL FORMS

TO

STATE TAX
STATE OF ILLINOIS
APR. 12. 01

REAL ESTATE TRANSFER TAX
0000026450

REAL ESTATE TRANSFER TAX
0017750
FP326669

DEPARTMENT OF REVENUE
REAL ESTATE TRANSFER TAX

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
APR. 12. 01

REAL ESTATE TRANSFER TAX
0000050384

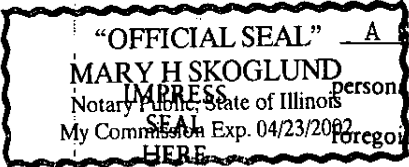
REAL ESTATE TRANSFER TAX
0008875
FP326670

REVENUE STAMP

City of Chicago
Dept. of Revenue
248641
04/12/2001 11:35 Batch 0538 17

Real Estate Transfer Stamp
\$1,331.25

State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that BEN LUM



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 APRIL 2001

Commission expires April 23 2002 Mary H. Skoglund
NOTARY PUBLIC

This instrument was prepared by JAROSLAW KOSACZ, ESQ., 2302 W. CHICAGO AVE., CHICAGO, IL 60622
(Name and Address)

MAIL TO: ROBERT A. CHEELY, ESQ.
(Name)
6446 WEST CERMAK ROAD
(Address)
BERWYN, IL 60402
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
THOMAS J. KROB
(Name)
1440 S. MICHIGAN AVE., UNIT 416
(Address)
CHICAGO, IL 60605
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT 416 IN THE MICHIGAN AVENUE GARDEN TERRACES CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL A:
LOTS 19, 20 AND THE NORTH 1/2 OF LOT 21 (EXCEPT PART TAKEN FOR ALLEY) IN THE SUBDIVISION OF LAVANTIA SPRING ADMINISTRATIX OF PART OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL B:
LOTS 17, 18 AND 19 IN BLOCK 16 IN HERRINGTON'S ADDITION TO CHICAGO SAID ADDITION, BEING A SUBDIVISION OF BLOCKS 14 TO 17, INCLUSIVE IN ASSESSOR'S DIVISION OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 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 00848586, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-43, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00848586.

PIN: 17-22-107-029; 030; 031; 032 and 033

Property of Cook County Clerk's Office