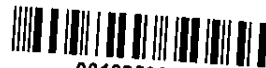


467406
WARRANTY DEED

0010350884

1807/0326 45 001 Page 1 of 3
2001-04-27 12:56:36
Cook County Recorder 25.50

MAIL TO
Gary Mages
400 Central Suite 320
Northfield, IL 60093



NAME & ADDRESS OF TAXPAYER
Bruce Erickson
4715 N. Beacon Unit 1N
Chicago, IL 60640

THE GRANTORS Renee A. Morosky and Zain Mohey-Deen, married to each other, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and no/100 Dollars, and other good and valuable consideration convey and warrant to

Bruce Erickson, an unmarried person,
39 W. Wilson #2F
Palatine, IL 60067

The following described real property

Legal Description attached

SUBJECT TO: General Real estate taxes not yet due and payable; building lines and use and occupancy restrictions, easements, covenants, restrictions and liens of record, assessments not yet due and payable the provisions of the Declaration of Condominium and the Condominium Property Act, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois to have and hold such premises forever

Property Address: 475 N. Beacon, Unit 1-N, Chicago, IL 60640
PIN: 14-17-103-029-1001

Dated this 11th day of April, 2001

Renee Morosky
Renee A. Morosky

Zain Mohey-Deen
Zain Mohey-Deen

TICOR TITLE INSURANCE


3

COOK COUNTY Clerk's Office

UNOFFICIAL COPY

CITY OF CHICAGO

CITY TAX



APR. 26. 01

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000481

REAL ESTATE TRANSFER TAX
0090000
FP 102803

STATE OF ILLINOIS
COUNTY OF COOK

I, THOMAS J. REBARCHAK, a notary public in and for and residing in said county in the state aforesaid, do hereby certify that Renee A. Morosky and Zain Mohey Deen personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument appeared before me this date in person and acknowledged that they signed, sealed, and delivered the said instrument as and for their free and voluntary act for the use and purposes set forth therein.

Given under my hand and seal this 11th day of APRIL, 2001

Thomas J. Rebarchak
Notary Public


10350884

"OFFICIAL SEAL"
Thomas J. Rebarchak, Jr.
Notary Public, State of Illinois
My Commission Exp. 06/02/2002

This instrument was prepared by Susan P. Malone, 20 N. Wacker Drive, Suite 1900, Chicago, IL. 60606

CITY OF CHICAGO

CITY TAX



APR. 26. 01


REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000782

REAL ESTATE TRANSFER TAX
0052500
FP 102803

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



APR. 26. 01


REVENUE STAMP

0000000269

REAL ESTATE TRANSFER TAX
0015500
FP 102811

STATE OF ILLINOIS

STATE TAX



APR. 26. 01

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000000260

REAL ESTATE TRANSFER TAX
0031000
FP 102809

UNOFFICIAL COPY
TICOR TITLE INSURANCE COMPANY
COMMITMENT FOR TITLE INSURANCE

ORDER NO.: 2000 000467406 CH

SCHEDULE A (CONTINUED)

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

PARCEL 1:

UNIT 1N AND 1N-ANNEX IN 4713-15 NORTH BEACON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOT 207 (EXCEPT THE SOUTH 25 FEET THEREOF) AND THE SOUTH 35 FEET OF LOT 208 IN SHERIDAN DRIVE SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN TOGETHER WITH THAT PART OF THE WEST 1/2 OF SAID NORTHWEST 1/4 WHICH LIES NORTH OF THE SOUTH 800 FEET THEREOF AND EAST OF THE GREEN BAY ROAD, (HEREINAFTER REFERRED TO AS "PARCEL");

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP, WHICH DECLARATION WAS RECORDED APRIL 7, 1992 AS DOCUMENT NUMBER 92234450, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN CCI.

PARCEL 2:

THE RIGHT TO THE USE OF G-6, A LIMITED COMMON ELEMENT AS DESCRIBED IN THE AFORESAID DECLARATION.

10350884