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2134/0009 07 001 Page 1 of 4
2001-05-11 09:35:35
Cook County Recorder 27.00



Chicago Title Insurance Company
**WARRANTY DEED
ILLINOIS STATUTORY**



No obs. 1 of 2

Property of Cook County Clerk's Office

THE GRANTOR, David K. Ericson, bachelor, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to Kelly Leary of 507 Lake Shore Drive N, Barrington, Illinois 60010 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, declarations and restrictions of record, private, public and utility easements, general taxes for the year 2000 and subsequent years hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.


Permanent Real Estate Index Numbers: 14-20-423-048-1018
Address(es) of Real Estate: 3201 North Seminary, Unit 306, Chicago, Illinois 60657


Dated this _____ day of _____, 2001

DRE

David R. Ericson

STATE OF ILLINOIS	
	HAY.-3.01
STATE TAX	
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	
# 0000087614	REAL ESTATE TRANSFER TAX
	0022000
	FP 102808

COOK COUNTY REAL ESTATE TRANSACTION TAX	
	HAY.-3.01
COUNTY TAX	
# 0000007621	REAL ESTATE TRANSFER TAX
	0011000
	FP 102802
REVENUE STAMP	

CITY OF CHICAGO	
	HAY.-3.01
CITY TAX	
# 0000003714	REAL ESTATE TRANSFER TAX
	0165000
	FP 102805
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	

CTEC DB HNS271015/21034278 m by

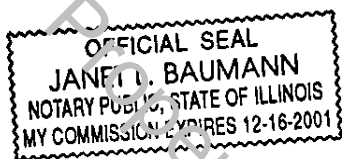
BOX 333-CT1

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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 David R. Ericson, bachelor, 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 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 25 day of April, 2001



Janet D. Baumann (Notary Public)

Prepared By: Mark M. Lyman
HENDERSON & LYMAN
111 West Jackson Blvd. 16th Floor
Chicago, Illinois 60604

Mail To:
Carol J. Grier
456 Park Barrington Drive
Barrington, Illinois 60010

Name & Address of Taxpayer:
Kelly A. Leary
3201 North Seminary, Unit 306
Chicago, Illinois 60657

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STREET ADDRESS: 3201 NORTH SEMINARY UNIT 306
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 14-20-423-048-1018

LEGAL DESCRIPTION:

UNIT 306 IN THE LAKEVIEW LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL A:

THE WEST 25.81 FEET OF THE SOUTH 100.09 FEET LYING ABOVE A HORIZONTAL PLANE OF 36.82 FEET ABOVE CITY DATUM. ALSO, THE NORTH 10.0 FEET OF THE SOUTH 57.5 FEET OF THE WEST 25.81 FEET OF THE SOUTH 100.09 FEET LYING ABOVE A HORIZONTAL PLANE OF 21.09 FEET ABOVE CITY DATUM; ALSO, THE SOUTH 100.09 FEET (EXCEPT THE WEST 25.81 FEET THEREOF) LYING ABOVE A HORIZONTAL PLANE OF 35.01 FEET ABOVE CITY DATUM, ALSO THE WEST 9.0 FEET OF THE EAST 43.50 FEET OF THE NORTH 17.67 FEET OF THE SOUTH 100.09 FEET LYING ABOVE A HORIZONTAL PLANE OF 21.09 FEET ABOVE CITY DATUM, ALSO THE NORTH 25.0 FEET OF THE SOUTH 125.14 FEET OF THE EAST 46.52 FEET LYING ABOVE A HORIZONTAL PLANE OF 30.49 FEET ABOVE CITY DATUM. ALSO THE WEST 10.0 FEET OF THE NORTH 25.0 FEET OF THE EAST 46.52 FEET OF THE SOUTH 125.14 FEET LYING ABOVE A HORIZONTAL PLANE OF 21.09 FEET ABOVE CITY DATUM ALSO ALL THAT PART LYING NORTH OF THE SOUTH 125.14 FEET AND LYING NORTH OF THE SOUTH 100.09 FEET (EXCEPT THE EAST 46.52 FEET THEREOF) OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT OF LAND TO WIT:

LOTS 19 AND 20 IN BLOCK 6 IN BAXTER'S SUBDIVISION OF THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS ALSO LOTS 1, 2, 3, 4 AND 5 IN THE SUBDIVISION OF LOTS 21, 22, 23 AND 24 IN BLOCK 6 OF BAXTER'S SUBDIVISION OF THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL B:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 17, 1991 AND KNOWN AS TRUST NUMBER 114935-09, DATED JANUARY 14, 1992 AND RECORDED JANUARY 16, 1992 AS DOCUMENT 92032820, AS AMENDED BY DOCUMENT 92331027 FOR THE FOLLOWING PURPOSES: IN AND TO ALL STRUCTURAL MEMBERS, COLUMNS AND BEAMS, FOOTINGS, CAISSONS AND FOUNDATIONS, COMMON WALLS, CEILINGS AND FLOORS, AND ANY OTHER SUPPORTING COMPONENTS LOCATED IN OR CONSTITUTING A PART OF THE BURDENED PROPERTY; USE OF ALL FACILITIES LOCATED IN THE BURDENED PROPERTY; MAINTAINING ENCROACHMENTS; FOR INGRESS AND EGRESS TO PERMIT CONSTRUCTION, MAINTENANCE, REPAIR, REPLACEMENT, RESTORATION OR RECONSTRUCTION OF THIS PROPERTY; AND FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS IN AN EMERGENCY SITUATION, AS DEFINED THEREIN; TO AND FROM, OVER, ON, ACROSS AND THROUGH THE FOLLOWING DESCRIBED LAND:

THE WEST 25.81 FEET OF THE SOUTH 100.09 FEET LYING BELOW A HORIZONTAL PLANE OF 36.82 FEET ABOVE CITY DATUM (EXCEPT THE NORTH 10.0 FEET OF THE SOUTH 57.50 FEET LYING ABOVE A HORIZONTAL PLANE OF 21.09 FEET ABOVE CITY DATUM) ALSO THE SOUTH 100.09 FEET (EXCEPT THE WEST 25.81 FEET THEREOF) LYING BELOW A HORIZONTAL PLANE OF 35.01 FEET ABOVE CITY DATUM (EXCEPT THEREFROM THE WEST 9.0 FEET OF THE EAST 43.50 FEET OF THE NORTH 17.67 FEET OF THE SOUTH 100.09 FEET LYING ABOVE A HORIZONTAL PLANE OF 21.09 FEET ABOVE CITY DATUM) ALSO THE NORTH 25.0 FEET OF THE SOUTH 125.14 FEET OF THE EAST 46.52 FEET (EXCEPTING THEREFROM THE WEST 10.0 FEET THEREOF) LYING BELOW A HORIZONTAL PLANE OF 30.49 FEET ABOVE CITY DATUM AND ABOVE A HORIZONTAL PLANE OF 21.09 FEET ABOVE CITY DATUM OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT OF LAND TO WIT:

LOTS 19 AND 20 IN BLOCK 6 IN BAXTER'S SUBDIVISION OF THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS ALSO LOTS 1, 2, 3, 4 AND 5 IN THE SUBDIVISION OF LOTS 21, 22, 23 AND 24 IN BLOCK 6 OF BAXTER'S SUBDIVISION OF THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 92638754 AND AS AMENDED BY DOCUMENT 92676803,

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TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

PARCEL 2;

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS CREATED BY DECLARATION RECORDED JANUARY 16, 1992 AS DOCUMENT NUMBER 92032820, AS AMENDED BY DOC 92331027 AND DEED RECORDED AS DOCUMENT 92870979 ↓

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