Form No. 10R
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4407/0119 33 001 Page 1 of 4
2001-07-23 11:39:44
Cook County Recorder 27.50
0010658311

WARRANTY DEED
Statutory (ILLINOIS) (General)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

Elpidio R. Medina, never having been married, and Michael P. Mahoney, never having been married, 3107 N. Greenview Ave., Chicago, IL 60657-3171

(The Above Space For Recorder's Use Only)

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 consideration in hand paid, CONVEY___ and WARRANT___ to

Elpidio R. Medina, Trustee of the Elpidio R. Medina Trust dated March 7, 2001, or his successors in trust, as to an undivided one-half interest, and Michael P. Mahoney, Trustee of the Michael P. Mahoney Trust dated March 7, 2001, or his successors in trust, as to an undivided one-half interest, 3107 N. Greenview Ave. Chicago, IL 60657-3171.

(NAMES AND ADDRESS OF GRANTEES)

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side for legal description.) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: General taxes for 2000 and subsequent years and

all applicable zoning laws and ordinances, and all mortgages, encumbrances, covenants, conditions, restrictions and easements apparent or of record.

PAGE 3 IS ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

Permanent Index Number (PIN): 14-29-105-017

Address(es) of Real Estate: 3107 N. Greenview, Chicago, IL 60657-3171

DATED this 12th day of July 2001

E.R. Medina (SEAL) Michael P. Mahoney (SEAL)

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

Elpidio R. Medina Michael P. Mahoney

(SEAL) (SEAL)

State of Illinois, County of Kane ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Elpidio R. Medina, never having been married and Michael P. Mahoney, never having been married personally known to me to be the same persons whose names 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.

"OFFICIAL SEAL"
BARBARA L. WILCOX
Notary Public, State of Illinois
My Commission Exp. 11/01/2002

IMPRESS SEAL HERE

Given under my hand and official seal, this 12th day of July 2001

Commission expires 11/1 2002

NOTARY PUBLIC

This instrument was prepared by Barbara L. Wilcox, 205 W. Randolph #850, Chicago, IL 60606
(NAME AND ADDRESS)

SEE REVERSE SIDE ►

NUNT N98D1001

Legal Description

of premises commonly known as 3107 N. Greenview Ave., Chicago, IL 60657-3171

PARCEL 1:

UNIT 3107 IN THE LAKEVIEW CORNERS CONDOMINIUM AS DELINEATED ON AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 142 AND 143 IN JOHN P. ALTGELD'S SUBDIVISION OF BLOCKS 1, 2, 3, 4, 7 AND THE NORTH HALF OF BLOCK 6 IN THE SUBDIVISION OF THAT PART LYING NORTHEASTERLY OF THE CENTER LINE OF LINCOLN AVENUE OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 17, 1998 AS DOCUMENT NUMBER 9862303, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE IN THE COMMON ELEMENTS

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE NUMBER P-3107 A & P3107B, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4, REAL ESTATE TRANSFER TAX ACT

July 12, 2001

DATE ATTORNEY

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) SECTION 200.1, CITY OF CHICAGO

July 12, 2001

DATE ATTORNEY

MAIL TO:

Law Offices of Barbara L. Wilcox
(Name)

205 W. Randolph, Suite 850
(Address)

Chicago, IL 60606
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

Elpidio R. Medina
Michael P. Mahoney
(Name)

3107 N. Greenview Ave.
(Address)

Chicago, IL 60657-3171
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

00105811

Article 9 of the Trust Agreement of Elpidio R. Medina provides that at such time as Elpidio R. Medina ceases to serve as Trustee, Michael P. Mahoney shall act as Successor Trustee; Article 9 of the Trust Agreement of Michael P. Mahoney provides that at such time as Michael P. Mahoney ceases to serve as Trustee, Elpidio R. Medina shall act as Successor Trustee.

In each Trust Agreement:

1. Full power and authority is hereby granted to said Trustee and Successor Trustee to sell any property, for cash or on credit, at public or private sale; to exchange any property for other property; to abandon any real or personal property; and to grant options to purchase; to borrow money, either from the banking department of the Trustee or from others, and to mortgage or pledge any property, even though the obligation incurred may extend beyond the termination of any Trust; to purchase liability and casualty insurance of any kind for the protection of the Trust estate, including comprehensive liability insurance; to make leases and to grant options to lease for terms of any length, even though the terms may extend beyond the termination of any Trusts; to grant or release easements and other interests; to enter into party wall agreements; to develop and subdivide; to dedicate parks, streets and alleys; to vacate any subdivision or alley; to construct, repair alter, remodel, demolish or abandon improvements; and to take any other action reasonably necessary for the preservation of the property or the income therefrom.

2. No person dealing with the Trustee shall be obligated to inquire into the terms of the Trust or to see to the application of any money or property delivered to the Trustee and may assume that the Trust is in full force and effect, that the Trustee is authorized to act and that its act is in accordance with the provisions of the Trust.

3. No surety or other security shall be required on any bond furnished by any Trustee in any jurisdiction for any purpose.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated July 12, 2001 Signature: Michael P. Mahoney
Grantor or Agent
Michael P. Mahoney

Subscribed and sworn to before me by the said Grantor this 12th day of July, 2001.
Notary Public

"OFFICIAL SEAL"
BARBARA L. WILCOX
Notary Public, State of Illinois
My Commission Exp. 11/01/2002

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated July 12, 2001 Signature: Michael P. Mahoney
Grantee or Agent
Michael P. Mahoney, Trustee of the Michael P. Mahoney Trust, U/A dated March 7, 2001

Subscribed and sworn to before me by the said Grantee this 12th day of July, 2001.
Notary Public

"OFFICIAL SEAL"
BARBARA L. WILCOX
Notary Public, State of Illinois
My Commission Exp. 11/01/2002

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Atach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)