

UNOFFICIAL COPY

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0864/0048 85 001 Page 1 of 2

2001-12-27 13:05:13

Cook County Recorder 23.50

WARRANTY DEED



MAIL TO:

Christina Beaudoin
1030 N. State #41J
Chicago, IL 60610



0011232950

SEND TAX BILLS TO:

Same

THE Grantor, ALBERTO GARCIA, a single never married man, of the City of San Antonio, County of BEVIL, State of Texas, for and in consideration of TEN DOLLARS AND 00/100 in hand paid, CONVEYS and WARRANTS to CHRISTINA M. BEAUDOIN of 111 W. Huron, Unit 825, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

A C9721517 /m/ 1082

UNIT 41-J TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN NEWBERRY PLAZA CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 25773994, AS AMENDED FROM TIME TO TIME, IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 4 AND THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE RECIPROCAL EASEMENT AND OPERATION AGREEMENT (OPERATING AGREEMENT) RECORDED AS DOCUMENT NUMBER 25773375 FOR THE PURPOSE OF INGRESS AND EGRESS.

Subject to: Covenants, conditions, and restrictions of record, public and utility easements, existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2000 and subsequent years.

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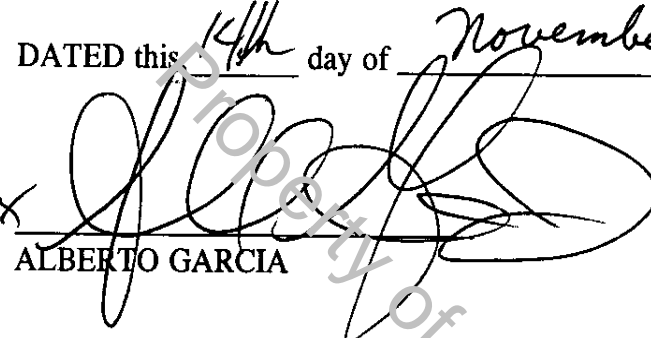
WARRANTY DEED

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number: 17-04-424-051-1457

Address of Real Estate: 1030 N. STATE STREET, UNIT 41J, CHICAGO, ILLINOIS

DATED this 14th day of November, 2001.


ALBERTO GARCIA

City of Chicago
Dept. of Revenue
267836

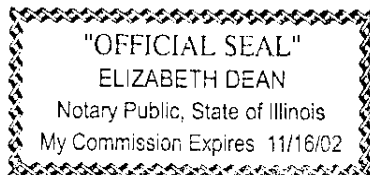


Real Estate
Transfer Stamp
\$1,136.25

12/19/2001 12:50 Batch 05066 24

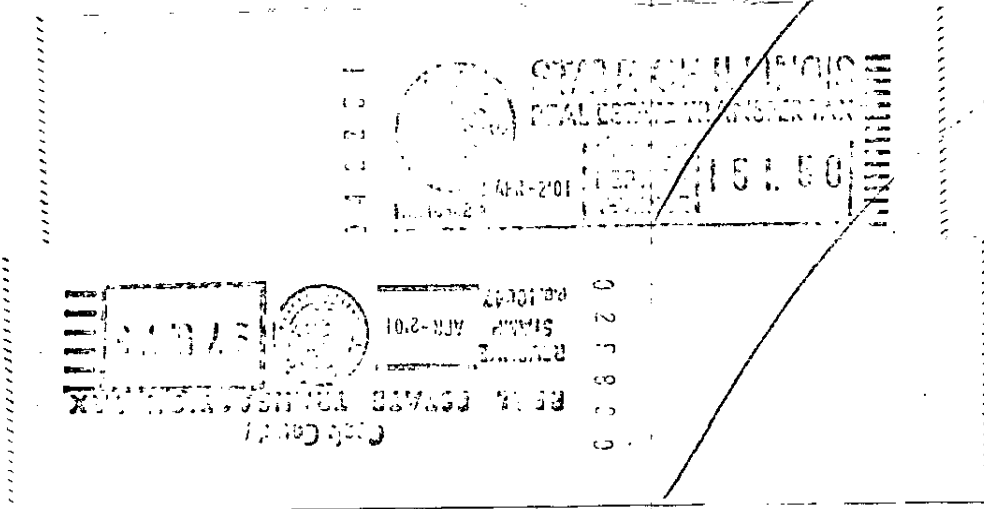
STATE OF ILLINOIS, COUNTY OF COOK ss. I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that ALBERTO GARCIA, a single never married man, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/her 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 14th day of November, 2001.




Notary Public

This instrument prepared by: MULRYAN AND YORK, Attorneys at Law, 3442 N. Southport Chicago, Illinois 60657.



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