

WARRANTY DEED  
Statutory (ILLINOIS)  
( to Individual)

1/25/0103 03 001 Page 1 of 3  
2000-03-01 11:40:15  
Cook County Recorder 25.50



LOAN NUMBER: 895047411

The GRANTOR(S) FEDERAL HOME LOAN MORTGAGE CORP., of 12222 MERIT DRIVE, Suite 700, Dallas TX 75251, for and in consideration of ten and no/100 dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to MICHAEL A. JULIAN, of, Chicago, Illinois

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

PARCEL 1: UNIT 1A IN THE 3215 WEST SUNNYSIDE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 44 IN BLOCK 1 IN NORTHWEST LAND ASSOCIATION SUBDIVISION OF THE SOUTH 665.3 FEET OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 972400565; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF S-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 97240565.

Subject to: Declaration of Condominium, the Condominium Property Act of Illinois, General Taxes for 1999 and subsequent years; building lines and building and liquor restrictions of record; zoning and building laws and ordinances; private, public and utility easements; public roads and highways; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium, covenants and restrictions of record as to use and occupancy; party wall rights and agreements, if any.

Property Address: 3215 WEST SUNNYSIDE, UNIT 1A

Permanent Index Number: 13-14-228-038-1002

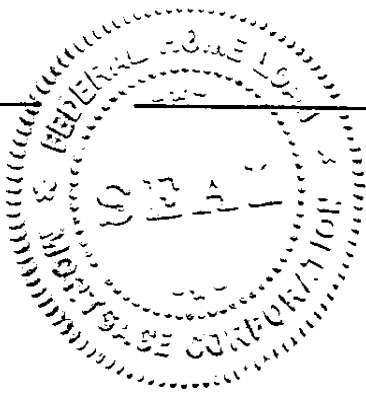
3/2-99-19775

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 15th day of February, 2000.

PRAIRIE TITLE  
6821 W. NORTH AVE.  
OAK PARK, IL 60302

Stan Bak  
Assistant Treasurer  
FEDERAL HOME LOAN MORTGAGE CORP



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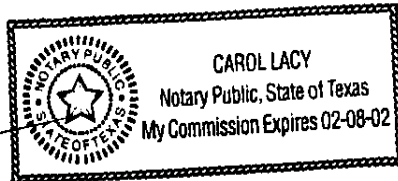
00150956

TEXAS  
STATE OF ILLINOIS )  
DALLAS ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **FEDERAL HOME LOAN MORTGAGE CORP**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 15<sup>th</sup> day of FEBRUARY, 2000.

Commission expires \_\_\_\_\_



Carol Lacy  
Notary Public

This instrument was prepared by Derek Edens, 6821 West North Avenue, Oak Park, Illinois 60302.

Mail To:

Jonathan Aven  
Attorney at Law  
75 East Wacker Drive, Suite 700  
Chicago, IL 60601



Send Subsequent Tax Bills To:

MICHAEL A. JULIAN  
3215 WEST SUNNYSIDE, UNIT 1A  
CHICAGO, IL 60625

OR

Recorder's Office Box No.: \_\_\_\_\_

Exempt under provisions of Paragraph B, Section 4  
Real Estate Transfer Tax Act.

2-16-00 \_\_\_\_\_  
Date Buyer, Seller or Representative

# UNOFFICIAL COPY

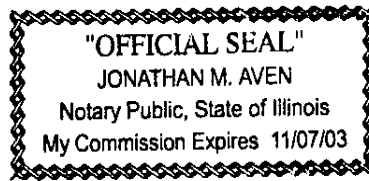
00150956

## 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, 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 2-16, 2000 Signature Michael A. Jensen  
Grantor or Agent

Subscribed and sworn to before me by the said  
Michael A. Jensen this  
16 day of Feb, 2000.

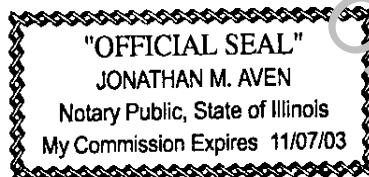


Notary Public [Signature]

The grantee 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, 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 2-16, 2000 Signature Michael A. Jensen  
Grantor or Agent

Subscribed and sworn to before me by the said  
Michael A. Jensen this  
16 day of Feb, 2000.



Notary Public [Signature]

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.

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