

UNOFFICIAL COPY

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Cook County Recorder

23.50

WARRANTY DEED

6NT 01-1030



0020132524

THE GRANTOR, KATY KELLIHER, now known as Katy Gabriel and married to Michael Gabriel, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEES, FAZLOLLAH NIKAMALFARD AND SHIRIN NIKAMALFARD, husband and wife of 6332 North Kirkwood Avenue, Chicago, Illinois, not as Tenants in Common but as JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, the following described real estate in the County of Cook in the State of Illinois:

UNIT 3602 AS DELINEATED ON A PLAT OF SURVEY OF CERTAIN LOTS IN THE PLAT OF LAKE FRONT PLAZA, A SUBDIVISION OF A PARCEL OF LAND LYING IN ACCRETIONS TO FRACTIONAL, SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 30, 1962 AS DOCUMENT 18461961, CONVEYED BY DEED FROM ILLINOIS CENTRAL RAILROAD COMPANY TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 7, 1962 AND KNOWN AS TRUST NUMBER 17460, AS DOCUMENT 18467558, AND ALSO SUPPLEMENTAL DEED THERETO RECORDED DECEMBER 23, 1964 AS DOCUMENT 1934545. WHICH IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 9, 1962 AND KNOWN AS TRUST NO. 17460, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT 22453315, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 17-10-400-012-1858
Address of Real Estate: 400 East Randolph, Unit #3602, Chicago, Illinois 60601

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto the Grantees.

SUBJECT TO: covenants, conditions, easements and restrictions of record and to general real estate taxes for the year 2001 and subsequent years; hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 30th day of January, 2002.

[Handwritten signature of Katy Gabriel]

KATY GABRIEL

[Handwritten signature of Michael Gabriel]

MICHAEL GABRIEL

Prepared by: Dorothy M. Culhane, Flynn & Culhane, P.C.
1355 North Sandburg, Suite 2501, Chicago, Illinois 60610.

(2)

# UNOFFICIAL COPY

STATE OF ILLINOIS  
COUNTY OF COOK

20132524

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that **KATY GABRIEL AND MICHAEL GABRIEL**, personally known to me to be the same persons whose names are subscribed to the forgoing 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 30<sup>th</sup> day of January, 2002.

*Anita Crawford*  
\_\_\_\_\_  
Notary Public

My commission expires: 11-03-05



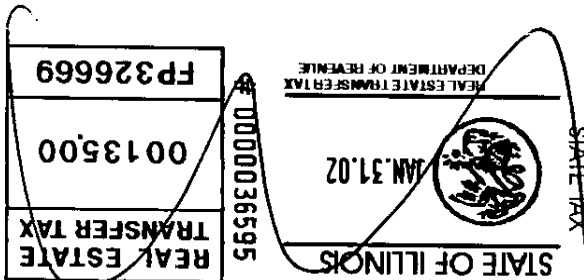
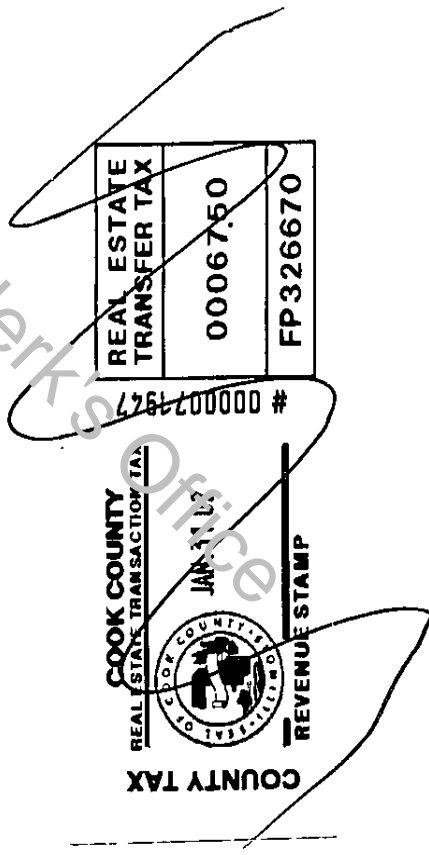
Send subsequent tax bills to:

FAZLOLLAH NIKAMALFARD  
4000 E. 6332 N. KIRKWOOD AVE.  
CHICAGO, IL. 60646

Please mail after recording to:

JOHN SPATVZZA  
221 N. LASALLE ST.  
SUITE 2000  
CHICAGO, IL. 60601

MAIL TO



City of Chicago  
Dept. of Revenue  
270218



Real Estate  
Transfer Stamp  
\$1,012.50

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