

WARRANTY DEED

UNOFFICIAL COPY

0020366035

2821/0224 45 001 Page 1 of 3
2002-04-01 13:08:50
Cook County Recorder 25.00



0020366035

THE GRANTORS: Dirk Fisher and
Cynthia L. Beauchamp, married to each
other, of the City of Chicago, County of
Cook, State of Illinois, for and in
consideration of Ten and 00/100
DOLLARS, and other good and valuable
consideration in hand paid, CONVEY
AND WARRANT TO:

S.

~~Emmanuel Casenas and~~ Natalie Casenas, of:
750 N. Rush St., Apt. 2001, Chicago,
Illinois 60611

~~as joint tenancy in common~~ JOINT TENANCY the following described Real Estate situated in the County of Cook in the
State of Illinois, to-wit:

SEE LEGAL DESCRIPTION ON REVERSE SIDE HEREOF:

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 ~~not in tenancy in common, but in joint tenancy~~ forever.

Permanent Real Estate Index Number: 17-09-236-019-1019
Address of Real Estate: 300 W. Grand Avenue, Unit 305, Chicago, Illinois ~~60611~~ 60610

Dated this 25th day of March, 2002

x

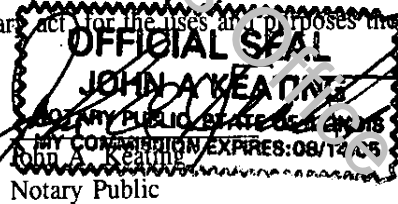
Dirk Fisher

x

Cynthia L. Beauchamp

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State Aforesaid, DO
HEREBY CERTIFY that Dirk Fisher and Cynthia L. Beauchamp, married to each other, personally known to me to be the same
persons whose names are 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 25th day of March, 2002

Commission expires August 14 2005



This instrument was prepared by John A. Keating, 1007 Church St., #311, Evanston, Illinois 60201

Mail To:
Stephen Witt
1 N. LaSalle, #3900
CHICAGO, IL 60602

Send Tax Bills To:
NATALIE S. CASENAS
300 W. GRAND AVE., #305
CHICAGO, IL 60610

BX343 1903
1911166 CE
CENTENNIAL TITLE INCORPORATED

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LEGAL DESCRIPTION

Parcel 1: ✓

Unit Number 305 in The 300 West Grand Avenue Condominiums, as Delineated on a Survey of the following described Real Estate:

Part of Block 8 in Butler, Wright and Webster's Addition to Chicago in Section 9, Township 39 North, Range 14, East of the Third Principal Meridian; which Survey is attached as Exhibit "B" to the Declaration of Condominium recorded as Document Number 98548808, together with its Undivided Percentage Interest in the Common Elements, all in Cook County, Illinois.

Parcel 2:

Easements for the benefit of Parcel 1 for support, utilities, encroachments, ingress and egress, maintenance, common walls and storage and other uses more specifically set forth in The 300 West Grand, Chicago, Illinois Declaration of Covenants, Conditions, Restrictions and Easements recorded as Document Number 96179357 and as Amended and Restated by Instrument Recorded as Document Number 98548807.

Parcel 3:

The Exclusive Right to the Use of P 4, A Limited Common Element, as delineated on the Survey attached to the First Amendment to the Declaration aforesaid, recorded as Document Number 98782835.

Subject only to the following, if any, covenants, conditions, and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the second half of 2001 and subsequent years.

Address of Property: 300 W. Grand Avenue, Unit 305,
Chicago, Illinois 66011

Permanent Index Tax Number: 17-09-236-019-1018


20366035

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Property
Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



MAR. 29. 02

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


0000025713

REAL ESTATE TRANSFER TAX
00300.00
FP 102808

20366035

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAR. 29. 02


REVENUE STAMP

0000025717

REAL ESTATE TRANSFER TAX
00150.00
FP 102802

CITY TAX

CITY OF CHICAGO



MAR. 29. 02

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000012971

REAL ESTATE TRANSFER TAX
02250.00
FP 102805