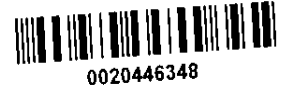


4290363 183

WARRANTY DEED

THE GRANTOR, DOUGLAS A. BLAUW, married to JEANNE A. BLAUW, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to JAMES TIMOTHY BLAINE, a single man, of 33 West Monroe, #12-10, Chicago, Illinois 60603, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:



SEE LEGAL DESCRIPTION ATTACHED HERETO

Subject to: Declaration of Condominium; provisions of the Condominium Property Act of Illinois; general taxes for 2001 and subsequent years; special taxes or assessments, if any, for improvements not yet completed; ~~installments, if any, not due at the date hereof of any special tax or assessment for improvements heretofore completed;~~ 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; the mortgage or trust deed, if any, to purchasers; acts done or suffered by Purchaser.

Permanent Index Number: 14-33-306-064-1002, VOL. 495

Property Address: 1940 North Hudson, Unit 2, Chicago, Illinois 60614

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

DATED this 25th day of February, 2002.

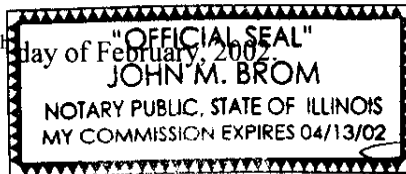
Jeanne Blauw
JEANNE A. BLAUW
State of Illinois)
) SS
County of Cook)

Douglas A. Blauw
DOUGLAS A. BLAUW

I, John M. Brom, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that DOUGLAS A. BLAUW and JEANNE A. BLAUW are 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 February, 2002.

Commission expires April 13, 2002.



John M. Brom
Notary Public

This instrument was prepared by John M. Brom, Esq., 205 West Randolph Street, Suite 2110, Chicago, Illinois 60606.

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Ms. Deborah Kramer
205 West Randolph Street, Suite 1750
Chicago, Illinois 60606

JAMES TIMOTHY BLAINE
1940 North Hudson, Unit 2
Chicago, Illinois 60614

UNOFFICIAL COPY

LEGAL DESCRIPTION


PARCEL 1: UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 1940 HUDSON AVENUE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 97273115, AS AMENDED, IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. 2, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



APR. 17.02

REAL ESTATE TRANSACTION TAX


0000001483

REAL ESTATE TRANSFER TAX
0046250
FP 103014

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



APR. 17.02


REVENUE STAMP

0000001198

REAL ESTATE TRANSFER TAX
0023125
FP 103017

CITY TAX

CITY OF CHICAGO



APR. 17.02

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000000773

REAL ESTATE TRANSFER TAX
0346875
FP 103018