

WARRANTY DEED

3778/0270 25 001 Page 1 of 2
2002-05-14 14:48:49
Cook County Recorder 23.50



0020547722

THE GRANTORS MATTHEW M. REES and PATRICIA CHRISTENSEN, husband and wife

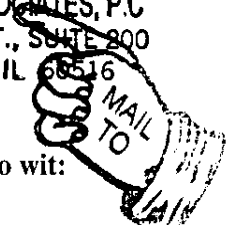
of the City of Chicago County of Cook, State of Illinois for and

in consideration of Ten (\$10.00) and no/100 DOLLARS, and other good and valuable considerations in hand paid,

CONVEYS and WARRANTS to

CHRISTIE Ch ROSS
of 1700 N. North Park, #414
Chicago, Illinois
(Names and Address of Grantees)

Mail to
BORLA, NORTH & ASSOCIATES, P.C
6912 SOUTH MAIN ST., SUITE 200
DOWNERS GROVE, IL 60516



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

PARCEL 1: UNIT 307 IN THE VANGUARD LOFT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF BLOCK 23 IN THE CANAL TRUSTEES' SUBDIVISION OF THE WEST HALF AND THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, 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 99527499, AS AMENDED FROM TIME TO TIME, 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 INGRESS, EGRESS, USE, MAINTENANCE, UTILITIES AND ENJOYMENT AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 99527498.

COMMONLY KNOWN AS: 1250 W. VanBuren, #307, Chicago, Illinois 60607

PERMANENT INDEX NUMBER: 17-17-117-036-1032

SUBJECT TO: General real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

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

ATGF, INC.

Dated this 23 day of April 2002.

Matthew M. Rees (SEAL)
MATTHEW M. REES

Patricia Christensen (SEAL)
PATRICIA CHRISTENSEN

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UNOFFICIAL COPY

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid,

DO HEREBY CERTIFY THAT

MATTHEW M. REES and PATRICIA CHRISTENSEN, husband and wife

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 homestead.



Given under my hand and official seal, this 23 day of April, 2002.

Commission expires _____, _____

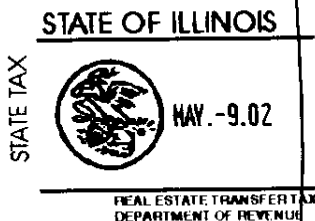
JAN
Notary Public

This instrument was prepared by BORLA, NORTH & ASSOCIATES, P.C.
6912 S. Main St., Downers Grove, Illinois 60516

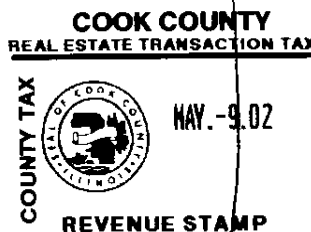
Mail to:
Robert V. Borla, Esq.
6912 S. Main Street, Suite 200
Downers Grove, Illinois 60516

Mail tax bill to:
Christie Ross
1250 W. Van Buren, #307
Chicago, Illinois 60607

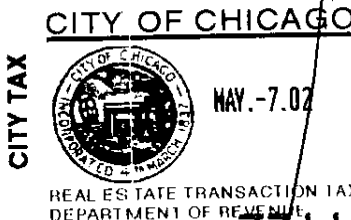
RECORDER'S OFFICE BOX NO. _____



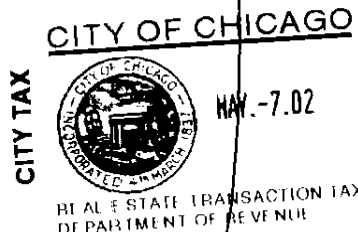
REAL ESTATE TRANSFER TAX
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REAL ESTATE TRANSFER TAX
0008750
FP326665



REAL ESTATE TRANSFER TAX
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REAL ESTATE TRANSFER TAX
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