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2002-07-26 14:08:28

Cook County Recorder 25.50

WARRANTY DEED

Statutory (ILLINOIS) (General)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

PATRICK RODDY, a single person, never married,

1487500

(The Above Space For Recorder's Use Only)

of the Cook City of Chicago County of Cook State of Illinois

for and in consideration of 122,500.00 DOLLARS, and other good and valuable consideration, in hand paid, CONVEY and WARRANT to

MARY CLAIRE DUGGAN, a single person,

(NAMES AND ADDRESS OF GRANTEES)

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side for legal description.) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO General taxes for 2001 and subsequent years and

covenants, conditions, and restrictions of record, including Document No. LR2983544 (as referenced in attached legal description)

Permanent Index Number (PIN): 14-21-110-020-1360

Address(es) of Real Estate: 3600 North Lake Shore Drive, #1109, Chicago, IL, 60613

DATED this 15th day of July +92002

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Patrick Roddy  
PATRICK RODDY

(SEAL)

(SEAL)

(SEAL)

(SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

OFFICIAL SEAL  
SUSAN MIEDEMA

NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 03/06/03

IMPRESS SEAL HERE

personally known to me to be the same person whose name \_\_\_\_\_ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that \_\_\_\_\_ h \_\_\_\_\_ signed, sealed and delivered the said instrument as \_\_\_\_\_ 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 15th day of July +92002

Commission expires 3/6/03 19 Susan Medema NOTARY PUBLIC

This instrument was prepared by Jonathan Clark Green, P.C., Atty., 350 N. LaSalle, Ste. 800, Chicago, (NAME AND ADDRESS) Illinois, 60610

SEE REVERSE SIDE ▶

ILICOR TITLE INSURANCE


3  
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## Legal Description

of premises commonly known as Unit #1709, 3600 N. Lake Shore Dr., Chicago, IL,  
60613

(See attached legal description)

CITY TAX  REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	<u>CITY OF CHICAGO</u>	# 0000005388	REAL ESTATE TRANSFER TAX
	JUL. 24. 02		0091875
			FP 102803

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	<u>STATE OF ILLINOIS</u>	# 0000004679	REAL ESTATE TRANSFER TAX
	JUL. 24. 02		0012250
			FP 102809

COUNTY TAX  REVENUE STAMP	<u>COOK COUNTY</u> REAL ESTATE TRANSACTION TAX	# 0000004617	REAL ESTATE TRANSFER TAX
	JUL. 24. 02		0006125
			FP326707

MAIL TO:

PATRICK F. Duly  
(Name)  
6400 College Dr #100  
(Address)  
PARLOS HTS. IL  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

M.C. Duggan -36  
(Name)  
3930 N. PINE GROVE #2610  
(Address)  
CHICAGO, IL 60613  
(City, State and Zip)

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

OR  
MAIL  
TO

# UNOFFICIAL COPY

LEGAL DESCRIPTION - Unit #1709, 3600 N. Lake Shore Dr., Chicago, IL  
60613

UNIT NUMBER 1709, IN 3600 NORTH LAKE SHORE DRIVE CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PROPERTY (HEREINAFTER REFERRED TO AS PARCEL):

LOT 4 (EXCEPTING THEREFROM THE NORTHERLY 20 FEET THEREOF AND EXCEPTING THEREFROM THE WESTERLY 125 FEET AND 3/4 INCHES THEREOF); LOT 5 (EXCEPTING THEREFROM THE WESTERLY 125 FEET AND 3/4 INCHES THEREOF); LOT 6 (EXCEPTING THEREFROM THE WESTERLY 125 FEET AND 3/4 INCHES THEREOF) AND LOT 7 (EXCEPTING THEREFROM THE WESTERLY 125 FEET AND 3/4 INCHES THEREOF), ALL IN BLOCK 7 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 AND 33 TO 37, ALL INCLUSIVE, IN PINE GROVE, BEING PART OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

ALSO

THAT STRIP OF LAND LYING WEST OF THE WESTERLY LINE OF SHERIDAN ROAD, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 5, 1896 AS DOCUMENT NUMBER 2355030, IN BOOK 69 OF PLATS, PAGE 41, AND EAST OF THE EASTERLY LINE OF SAID LOTS 5, 6, AND 7 AND EASTERLY OF SAID LOT 4 (EXCEPTING THE NORTHERLY 20 FEET THEREOF) IN BLOCK 7 IN HUNDLEY'S SUBDIVISION, AFORESAID, AND BETWEEN THE NORTHERLY LINE EXTENDED OF SAID LOT 4, (EXCEPTING THE NORTHERLY 20 FEET THEREOF) AND THE SOUTHERLY LINE OF SAID LOT 7, BOTH LINES CONTINUED STRAIGHT TO INTERSECT THE WESTERLY LINE OF SAID SHERIDAN ROAD, IN FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 11, 1974 AND AUGUST 5, 1977, KNOWN AS TRUST NUMBERS 32680 AND 40979, RESPECTIVELY, AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER LR2983544, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), ALL IN COOK COUNTY, ILLINOIS.

20822801

Office