

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTOR(S),
DANIEL W. KRONENFELD
Married to **ALLISON KRONENFELD**

0030332851

5714/0392 18 001 Page 1 of 3
2003-03-11 11:17:20
Cook County Recorder 28.00

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



0030332851

For and in consideration of the sum of
TEN DOLLARS, and other good and valuable
consideration in hand paid,

CONVEY and WARRANT to:

KIMBERLY W. FLOWER

607 S. Osables
Wheaton IL 60187

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

"See Legal Attached"

Subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; ~~(d) the limitations and conditions imposed by the Municipal Code of Chicago;~~ (e) the covenants, conditions, restrictions and building lines of record; ^{provided they are not violated by improvements on the property} (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

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 forever.

Permanent Real Estate Index Number(s): 14-33-125-050-1029

Address(es) of Real Estate: 2028 N. Burling, #310, Chicago, Illinois 60614

DATED this 23 day of FEBRUARY, 2003



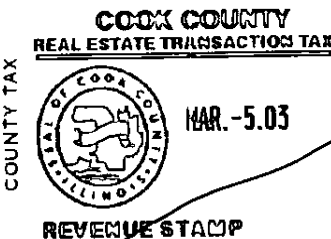
DANIEL W. KRONENFELD

(SEAL)



ALLISON KRONENFELD

(SEAL)



REAL ESTATE TRANSFER TAX
00144.00
FP 102802

0000046023

BOX 333-CTI

1 of 3
LND
SA 2213252
COLLINS
CTI

3

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Property of Cook County Clerk's Office

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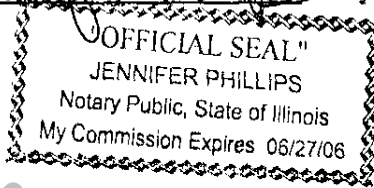
State of Illinois |
County of Cook | SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY **DANIEL W. KRONENFELD and ALLISON KRONENFELD, 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 of homestead.

Given under my hand and official seal, this 23rd day of February, 2003.

Jennifer Phillips Notary Public

Commission expires: 06/27/06



This instrument prepared by:
Leo G. Aubel
Mandel, Lipton and Stevenson Limited
203 N. LaSalle Street, Suite 2210
Chicago, IL 60601

STATE OF ILLINOIS

STATE TAX HAR. - 5.05

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000045887

REAL ESTATE TRANSFER TAX
0028800
FP 102808

Send subsequent tax bills to:

Kim Flower
2028 N. Burling #310
Chicago IL 60614

Mail to:

Judy Landesman
Attorney at Law
2800 N. Lake Shore Drive
#3407
Chicago, IL 60657

OR RECORDER'S OFFICE BOX NO. _____

CITY OF CHICAGO

CITY TAX HAR. - 5.03

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

0000002097

REAL ESTATE TRANSFER TAX
0216000
FP 120805

30332851

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LEGAL DESCRIPTION

UNIT 310 IN THE BURLING ON THE PARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

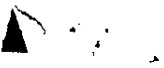
PARCEL 1: LOT 25 IN J. M. WILSON'S RESUBDIVISION OF LOTS 1 TO 29 INCLUSIVE IN WILSON AND SCOTT'S SUBDIVISION OF THE WEST ½ OF BLOCK 26 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2: LOTS 32, 33 AND 36 AND THE NORTH 12 FEET OF LOT 37 IN WILSON AND SCOTT'S SUBDIVISION OF THE WEST ½ OF BLOCK 26 IN CANAL TRUSTEES' SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 17, 1994 AS DOCUMENT 94979271, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN: 14-33-125-050-1029

Property Address: 2028 N. Burling, #310 Chicago, Illinois 60614

30332851



IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the County of Cook, Illinois, this 1st day of January, 2024.

Property of Cook County Clerk's Office