

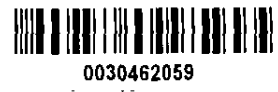
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0347/0053 27 001 Page 1 of 3
2003-04-07 08:11:02
Cook County Recorder 28.00



Chicago Title Insurance Company
**WARRANTY DEED
ILLINOIS STATUTORY**



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Canc
NW 5729001
CT1

PROPERTY OF COOK COUNTY CLERK'S OFFICE

THE GRANTOR(S), Clement J. Johnson, III and Catherine Johnson, his wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Vincent Nissen (GRANTEE'S ADDRESS) 1656 Wrightwood Ave., #1R, Chicago, Illinois 60614 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

3

SUBJECT TO: (1) terms, provisions, covenants, conditions and options contained in and rights and easements established by the Declaration of Condominium Ownership recorded October 19, 1999 as Document No. 99981988, as amended from time to time; (2) limitations and conditions imposed by the Condominium Property Act; and (3) covenants, conditions and restrictions of record, general taxes for the year 2002 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

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

Permanent Real Estate Index Number(s): 17-08-447-025-1025
Address(es) of Real Estate: 14 North Sangamon, #403, Chicago, Illinois 60607

BOX 333-CTT

Dated this 25th day of February, 2003.

Clement J. Johnson, III

Catherine Johnson

COOK COUNTY REAL ESTATE TRANSACTION TAX
COUNTY TAX APR. -3.03

REVENUE STAMP

REAL ESTATE TRANSFER TAX
0013225
FP 102802

0000047412

STATE OF ILLINOIS
STATE TAX APR. -3.03

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0026450
FP 102808

0000047278

CITY OF CHICAGO
CITY TAX APR. -3.03

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0198400
FP 102805

000000233

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Clement J. Johnson, III and Catherine Johnson, personally known to me to be the same person(s) whose name(s) 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, 2003.



Donna Kirkwood (Notary Public)

Prepared By: Deanna M. Quinn, Esq.
Clingen Callow & McLean, LLC
2100 Manchester Road, Suite 1750
Wheaton, Illinois 60187

Mail To:
Deborah S. Ashen, Esq.
217 N. JEFFERSON #600
Chicago, Illinois 60661

Name & Address of Taxpayer:
Vincent Nissen
14 North Sangamon, #403
Chicago, Illinois 60607

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EXHIBIT A

Legal Description

UNIT NUMBER 403 IN THE ARTHOUSE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 6 (EXCEPT THE NORTH 20 FEET THEREOF) IN ASSESSORS SECOND DIVISION OF THE EAST 1/2 OF LOT 3 AND ALL OF LOTS 1, 2, 7, 8, 11, 12, 15, 16, 17 & 18 IN BLOCK 51 IN CARPENTERS ADDITION TO CHICAGO ALL IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99981988; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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