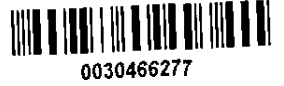


UNOFFICIAL COPY

0030466277

03/03/05 05:00:01 Page 1 of 3  
2003-04-07 15:39:50  
Cook County Recorder 28.00



Chicago Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY**

1 of 1  
Green CT#7  
Nedden 8090269

Property of Cook County Clerk's Office

THE GRANTOR(S), Joan Pecoraro, single never married, 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 Ryan A. Lee, single never married, 913 West Van Buren, Unit 3E, Chicago, Illinois 60607 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

THIS IS NOT HOMESTEAD PROPERTY

**SUBJECT TO:** covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, special taxes or assessment for improvements not yet completed, general taxes for the year 2002 and subsequent years.

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

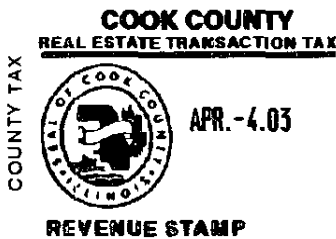
Permanent Real Estate Index Number(s): 17-17-236-013-1044

Address(es) of Real Estate: 913 WEST VAN BUREN STREET UNIT 3E, CHICAGO, ILLINOIS, 60607

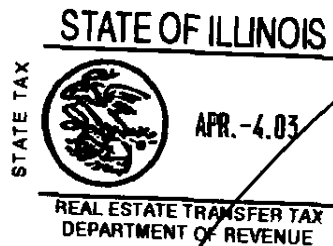
Dated this 17<sup>th</sup> day of March, 2003

*Joan Pecoraro*  
Joan Pecoraro  
JoAnn

**BOX 333-CTI**



REAL ESTATE TRANSFER TAX
00007.50
FP 102802



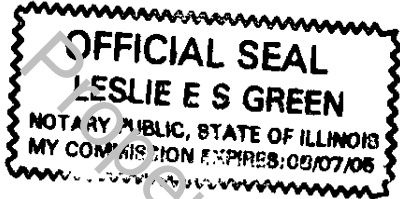
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00015.00
FP 102808

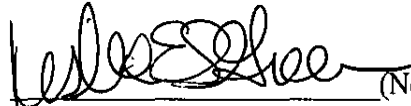
# UNOFFICIAL COPY 30466277

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joan Pecoraro, single never married, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 14th day of March, 2003



 (Notary Public)

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**Prepared By:** John A. Simonetti  
233 N. Michigan Avenue, Ste. 1720  
Chicago, Illinois 60601

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**Mail To:**  
Ryan A. Lee  
913 West Van Buren, Unit 3E  
Chicago, Illinois 60607

**Name & Address of Taxpayer:**  
Ryan A. Lee  
913 West Van Buren, Unit 3E  
Chicago, IL 60607

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EXHIBIT 'A'

Legal Description

30466277

UNIT NUMBER N-3E IN THE SANGAMON LOFT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 10 (EXCEPT THE SOUTH 48.7 FEET THEREOF) AND ALL OF LOTS 11, 12, 13 AND 14 IN BLOCK 23 IN DUNCAN'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26972717 AND AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office