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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

0030418474

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2003-03-28 08:58:24
Cook County Recorder 28.00



0030418474

PROPERTY OF COOK COUNTY CLERK'S OFFICE

THE GRANTOR(S), SBR Enterprises, Inc., an Illinois Corporation, 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 Jon Corbett (GRANTEE'S ADDRESS) 1734 N Winchester, Chicago, Illinois 60622 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

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SUBJECT TO: 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) 2002

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): 14-08-124-052-0000
Address(es) of Real Estate: 1406 W Foster Ave, Unit #2, Chicago, Illinois 60640


Dated this 4th day of March, 2003

SBR Enterprises, Inc., an Illinois Corporation

By: [Signature]
Jeffrey Grinspoon
President

Attest [Signature]
Jon Foley
Secretary

STATE OF ILLINOIS		REAL ESTATE TRANSFER TAX
STATE TAX	 MAR. 24. 03	# 0000045732
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		0021450
		FP 102808

COOK COUNTY REAL ESTATE TRANSACTION TAX		REAL ESTATE TRANSFER TAX
COUNTY TAX	 MAR. 24. 03	# 0000046868
REVENUE STAMP		0010725
		FP 102802

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I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jeffrey Grinspoon, President and Jon Foley, Secretary of SBR Enterprises, Inc. 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 4th day of March, 2003



Michele L. Gatsvall (Notary Public)

Property of Cook County Clerk's Office

Prepared By: Jeffrey Sanchez
55 W Monroe, Ste 3950
Chicago, Illinois 60603

Mail To:

Name & Address of Taxpayer:
Joni Corbett
1406 W Foster Ave, Unit #2
Chicago, Illinois 60640

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CITY OF CHICAGO

CITY TAX



MAR 24 03

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000000015

REAL ESTATE TRANSFER TAX
0160875
FP 102805

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 SA2244205 F1
STREET ADDRESS: 1406 W. FOSTER AVENUE, #02 2
CITY: CHICAGO **COUNTY:** COOK
TAX NUMBER: 14-08-124-052-0000

LEGAL DESCRIPTION:

UNIT NO 1406-2 IN THE ANDERSON GLEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE SOUTH 5 2/3 FEET OF LOT 7 AND ALL OF LOTS 8, 9 AND 10 IN BLOCK 4 IN ZERO PARK, BEING ZERO PARK SUBDIVISION OF BLOCKS 1, 2, 3 AND 4 OF S. H. KERFOOTS RE SUBDIVISION OF LOTS 1 TO 20 INCLUSIVE IN LOUIS E. HENRY'S SUBDIVISION OF SECTION 8, TOWNSHIP 40 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 NUMBER 0021009246 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY ILLINOIS.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the declaration of condominium, aforesaid, and grantor reserves to itself its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

The deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

The Tenant of Unit 1406-2 has waived or has failed to exercise the right of first refusal.

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Cook County Clerk's Office