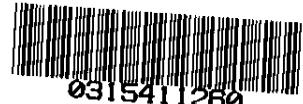


UNOFFICIAL COPY

This document was prepared by:

Michael P. McElroy
Kelleher & Buckley
231 West Main Street
Barrington, Illinois 60010



Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 06/03/2003 11:09 AM Pg: 1 of 4

AFTER RECORDING, MAIL TO:

Michael P. McElroy
Kelleher & Buckley
231 West Main Street
Barrington, Illinois 60010

This space is for RECORDER'S USE ONLY

QUIT CLAIM DEED

Condominium Association to Individual

372684

3
166

STUART ON MAGNOLIA CONDOMINIUM ASSOCIATION, situated at 4637 N. Magnolia Avenue, Chicago, County of Cook and State of Illinois, ("Grantor"), for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND QUIT CLAIMS to **GABRIELLA FILSKO**, an unmarried woman, of 4635 N. Magnolia Avenue, Chicago, Illinois, ("Grantee"), all interest in the following described real property ("Property"), situated in Cook County, State of Illinois, to wit:

See Attached Legal Description

hereby releasing and waiving all rights under and by virtue of Homestead Exemption Laws of the State of Illinois. To Have and to Hold, the above granted premises unto the said Grantee forever.

Permanent Real Estate Index Number: 14-17-111-025-1007; 14-17-111-025-1008; 14-17-111-025-1009;
14-17-111-025-1010; 14-17-111-025-1011

Common Address: 4635 N. Magnolia Avenue, Chicago, IL

DATED this 8th day of March, 2003.

Kathy Cook
STUART ON MAGNOLIA CONDOMINIUM ASSOCIATION
By: Kathy Cook, President

BOX 333-CTI

UNOFFICIAL COPY

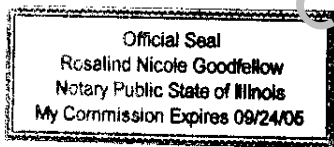
State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT KATHY COOK, President of the STUART ON MAGNOLIA CONDOMINIUM ASSOCIATION, personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his own 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 10th day of March, 2003.

Commission expires 9/24/05

Rosalind Nicole Goodfellow
Notary Public



SEND SUBSEQUENT TAX BILLS TO:

Gabriella Filisko
(Name)
4635 N. Magnolia Avenue
(Address)
Chicago, IL
(City, State and Zip)

EXEMPT UNDER 35 ILCS 200/31-45 PARAGRAPH e.

3/26/03
DATE SIGNATURE OF AUTHORIZED PARTY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

LEGAL DESCRIPTION

Unit P-4 in the Stuart on Magnolia Condominium, as delineated on a survey of the following described real estate:

Lot 56 (Except the North 10 feet thereof) and the North 20 feet of Lot 55 in Sheridan Drive Subdivision, in the Northwest 1/4 of Section 17, 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 94, 559, 339, as amended from time to time, together with its undivided percentage interest in the Common Elements.

~~NOTE: The legal description as noted above and part of Schedule A is only for convenience purposes in that the Amendment to the Declaration has not been recorded. The legal description is subject to change, if necessary, pending recordation of the aforesaid.~~

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 3-8, 2003

Signature: *Arvan Bodes*

STUART ON MAGNOLIA CONDOMINIUM ASSOCIATION, Grantor

Subscribed and Sworn to before me this 8th day of March, 2003.

Kathy E. Cook
NOTARY PUBLIC



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 8, 2003

Signature: *Gabriella Filisko*
Gabriella Filisko, Grantee

Subscribed and Sworn to before me this 8th day of March, 2003

Kathy E. Cook
NOTARY PUBLIC



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)