

UNOFFICIAL COPY

Upon recording return to:

Synergy Law Group, L.L.C.
Arthur E. Mertes
730 W. Randolph St. 6th Floor
Chicago, IL 60661



Doc#: 0324840147
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 09/05/2003 02:04 PM Pg: 1 of 3

Synergy 558

WARRANTY DEED

THE GRANTOR, Tara Ann McNally, also known as Tara McNally Mertes, a married individual, for and in consideration of TEN and NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Sally A. Mertes, single and never been married, 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

Subject to: Real estate taxes for 2002 and subsequent years; terms, provisions, covenants, conditions, and restrictions of record including, without limitation the condominium restrictions recorded as Document Number 26017897; the Illinois Condominium Property Act provisions, covenants, conditions, and options in and rights and easements, as amended from time to time; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments.

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: 17-10-203-027-1055
Address of Real Estate: 233 E. Erie, #1405, Chicago, Illinois 60611

DATED this 29th day of August 2003

Tara Ann McNally

Tara Ann McNally

SYNERGY

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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 that Tara Ann McNally, 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 they signed, sealed and delivered said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 29th day of August 2003.

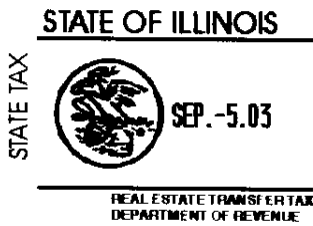
My commission expires _____, _____



Notary Public

Send tax bills to:

Sally A. Mertes
3515 Fillmore #203
San Francisco, CA 94123

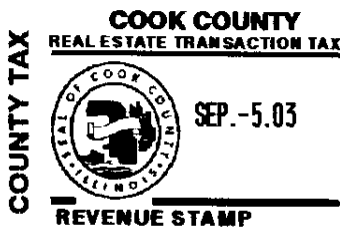


REAL ESTATE TRANSFER TAX
0017500
0000056265 FP326669

City of Chicago
Dept. of Revenue
317543
09/05/2003 12:56 Batch 07233 76



Real Estate
Transfer Stamp
\$1,312.50



REAL ESTATE TRANSFER TAX
0008750
0000111580 FP326670

UNOFFICIAL COPY**EXHIBIT "A"****LEGAL DESCRIPTION****PARCEL 1:**

UNIT NO. 1405 IN STREETERVILLE CENTER CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING:

ALL OF THE PROPERTY AND SPACE LYING ABOVE AND EXTENDING UPWARD FROM A HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM (AND WHICH IS ALSO THE LOWER SURFACE OF THE FLOOR SLAB ON THE NINTH FLOOR. IN THE 26-STORY BUILDING SITUATED ON THE PARCEL OF LAND HEREINAFTER DESCRIBED) LAND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF A PARCEL OF LAND COMPRISED OF LOTS 20, 21, 22, 23, 24 AND 25 (EXCEPT THAT PART OF LOT 25 LYING WEST OF THE CENTER OF THE PARTY WALL OF THE BUILDING NOW STANDING ON THE DIVIDING LINE BETWEEN LOTS 25 AND 26), TOGETHER WITH THE PROPERTY AND SPACE LYING BELOW SAID HORIZONTAL PLANE HAVING AN ELEVATION OF 118.13 FEET ABOVE THE CHICAGO CITY DATUM (AND WHICH PLANE COINCIDES WITH THE LOWEST SURFACE OF THE ROOF LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF THE SOUTH 17.96 FEET OF THE AFORESAID PARCEL OF LAND, ALL IN THE SUBDIVISION OF THE WEST 394 FEET OF BLOCK 32, EXCEPT THE EAST 14 FEET OF THE NORTH 80 FEET THEREOF IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAW FOR STREETERVILLE CENTER CONDOMINIUM ASSOCIATION, RECORDED IN THE OFFICES OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 26017897; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF LOT 25 OF THE RIGHT TO MAINTAIN PARTY WALL AS ESTABLISHED BY AGREEMENT BETWEEN EDWIN B. SHELDON AND HEATON OWLSLEY, RECORDED AUGUST 11, 1982 AS DOCUMENT NO. 1715549 ON THAT PART OF LOTS 25 AND 26 IN KINZIE'S ADDITION TO AFORESAID OCCUPIED BY THE WEST 1/2 OF THE PARTY WALL, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3:

ALL THOSE CERTAIN EASEMENTS, PRIVILEGES, RIGHTS OF USE AND ALL OTHER BENEFITS DESCRIBED IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AND EASEMENTS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 26017894, AS GRANTED FOR THE BENEFIT OF PARCEL 1, BY A DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 11, 1980 AND KNOWN AS TRUST NUMBER 51534 RECORDED AS DOCUMENT NO. 26017895, IN COOK COUNTY, ILLINOIS.

17-10-203-027-1055