

# UNOFFICIAL COPY



Chicago Title Insurance Company

## WARRANTY DEED ILLINOIS STATUTORY



Doc#: 0325122184  
Eugene "Gene" Moore Fee: \$30.50  
Cook County Recorder of Deeds  
Date: 09/08/2003 03:00 PM Pg: 1 of 4

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 Kym 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 *JP*

Exempt under Real Estate Transfer Tax Act Sec. 4  
Par. D & Cook County Ord. 93104 Par. D

Date 7/16/03 Sign. Kathleen [Signature]

S-4  
M-4  
P-4  
*JP*

**UNOFFICIAL COPY**

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 17th day of March, 2003



*Leslie E Green* (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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**UNOFFICIAL COPY****STATEMENT BY GRANTOR AND GRANTEE  
(55 ILCS 5/3 5020 B)**

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 and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated July 16, 2003

Signature: *Kathleen M. Hampton*  
Grantor or Agent

Subscribed and sworn to before me  
by the said  
this 16 day of July, 2003  
Notary Public

*Patricia S. Farrar*

PATRICIA S. FARRAR, Notary Public  
In and for the State of Ohio  
My Commission Expires Aug. 15, 2005

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 and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated July 16, 2003

Signature: *Kathleen M. Hampton*  
Grantee or Agent

Subscribed and sworn to before me  
by the said  
this 16 day of July, 2003  
Notary Public

*Patricia S. Farrar*

PATRICIA S. FARRAR, Notary Public  
In and for the State of Ohio  
My Commission Expires Aug. 15, 2005

**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.)



**EUGENE "GENE" MOORE**

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS

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## EXHIBIT 'A'

### Legal Description

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