

# UNOFFICIAL COPY



Doc#: 0405011149  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 02/19/2004 12:15 PM Pg: 1 of 2

## WARRANTY DEED

171  
JMD  
81988363  
Wesley Montgomery

THE GRANTORS

**GREGORY R. ATHAS AND RITA R. ATHAS**, his wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100ths DOLLARS (\$10.00), in hand paid, CONVEY and WARRANT to the GRANTEEES

(The Above Space For Recorder's Use Only)

Todd S. Lippman and Jacqueline I. Lippman, husband and wife, not as tenants in common, but as joint tenants,  
861 Grove  
Glencoe, Illinois 60022

all of their right, title and interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (see next page for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises:

SUBJECT TO: See next page.

Permanent Real Estate Index Number: 17-10-105-014-1058  
Address of Real Estate: 100 E. Huron Street, Unit 1902, Chicago, Illinois 60611

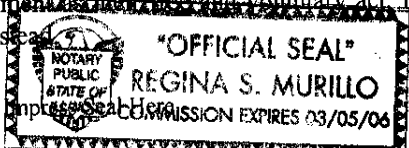
DATED this 16<sup>th</sup> day of January, 2004

*Gregory R. Athas*  
GREGORY R. ATHAS

*Rita R. Athas*  
RITA R. ATHAS

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 Gregory R. Athas and Rita R. Athas, husband and wife, personally known to me to be the same persons whose names 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 set forth, including the release and waiver of the right of homestead.



Given under my hand and official seal, this 16<sup>th</sup> day of January, 2004

*Regina S. Murillo*  
NOTARY PUBLIC

This instrument was prepared by: Michelle M. Montgomery, Schwartz, Cooper, Greenberger & Krauss, Chtd.,  
180 N. LaSalle Street, Suite 2700 Chicago, Illinois 60601

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## LEGAL DESCRIPTION

of premises commonly known as: 100 E. Huron, Unit 1902, Chicago, Illinois 60611

PARCEL 1: UNIT NUMBER 1902 IN 100 EAST HURON STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 2 IN CHICAGO PLACE, BEING A RESUBDIVISION OF THE LAND, PROPERTY AND SPACE WITHIN BLK 46 (EXCEPT EAST 75 FEET THEREOF) IN KINZIE'S ADDITION TO CHICAGO IN THE NORTH 1/2 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDIMINIUM RECORDED AS DOCUMENT #90620268 AND AS AMENDED TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR MAINTENANCE, IE FOR THE BENEFIT OF PARCEL 1 AS SET FORTH BY EASEMENT AND OPERATION AGREEMENT, RECORDED OCTOBER 6, 1990 AS DOCUMENT 90487310 AND CREATED BY DEED FROM LASALLE NATIONAL TRUST, N.A., AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 1, 1986 AND KNOWN AS TRUST NUMBER 111297 TO DANIEL A. KITE RECORDED NOVEMBER 18, 1993 AS DOCUMENT 93943919.

PIN #: 17-10-105-014-1058

### SUBJECT TO:

(i) Provided that none of the following is violated at the time of closing, underlies any improvement at the Property, or interferes with the use of the Property as a single family condominium residence: general real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, public and utility easements, existing leases and tenancies, special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments.

### AFTER RECORDING MAIL TO:

Krista Watson  
Gardner, Carton & Douglas  
191 N. Wacker Drive, Suite 3700  
Chicago, Illinois 60606-1698

### SEND SUBSEQUENT TAX BILLS TO:

Todd and Jacqueline Lippman  
861 Grove  
Glencoe, Illinois 60022

