QUITCLAIM DEED

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GRANTOR, Robert P. Welker, married to Adriane Lobo Welker, of 3643 N. Monticello Ave. Unit 1N, of the City of Chicago, in the County of Cook, in the State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and QUITCLAIMS to the GRANTEES, Robert P. Welker and Adriane Lobo Welker, husband and wife, of 3643 N. Monticello Ave. Unit 1N, of the City of Chicago, County of Cook, State of Illinois, not as Tenants in Common and not as Joint Tenants but as Tenants By the Entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit.



Doc#: 0407839057

Eugene "Gene" Moore Fee: \$30.50

Cook County Recorder of Deeds

Date: 03/18/2004 11:24 AM Pg: 1 of 4

SEE LEGAL DESCRIPTION ATTACHED

PERMANENT INDEX NUMBER. 12-23-131-036-0000 13-23-131-035-0000 Commonly known as: 3643 N. Montice to Ave. Unit 1N, Chicago, Illinois 60618

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 not as TENANTS IN COMMON and not as JOINT TENANTS but as TENANTS BY THE ENTIRETY.

DATED this 28th day of Working, 2003.

Robert P. Welker

Exempt under provisions of Paragraph 4, Section "E- of the Real Estate Transfer Tax Act.

A. I LAME

Grantor/Agent

STATE OF ILLINOIS

) SS

COUNTY OF DUPAGE)

Co this day of Www, 2003, Robert P. Welker personally known to me, appeared before me and acknowledged that he signed the foregoing instrument as his free and voluntary act.

Motary Public

"OFFICIAL SEAL"

VALERIE LYNN LUD'NIG

Notary Public, State of Illinois

My Commission Expires 01/06/04

Deed prepared by:

Michael A. Maciejewski, Ltd. Attorneys & Counselors at Law 945 Oaklawn Avenue Elmhurst, Illinois 60126 Send tax bill to:

Robert P. Welker Adriane Lobo Welker 3643 N. Monticello Ave., Unit 1N Chicago, Illinois 60618 After recording return to:

Michael A. Maciejewski, Ltd., Attorneys & Counselors at Law \$45 Oaklawn Avenue Elmhurst, Illinois 60126

ATG FORM

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Legal-Description: UNOFFICIAL COPY

PARCEL 1:

UNIT 1N IN THE MONTICELLO MANOR CONDOMINIUMS AS DEPICTED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 6, 7, 8, 9, 10, 11, 12, 13 AND 14 IN BLOCK 17 IN MASON'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 7 IN BLOCK 17 IN MASON'S SUBDIVISION: THENCE ON AN ASSUMED BEARING OF SOUTH 00 DEGREES 21 MINUTES 08 SECONDS WEST 57.914 METERS (190.01 FEET) ALONG THE EASTERLY LINE OF SAID LOTS 7, 8, 9, 10, 11, 12, 13 AND 14 IN BLOCK 17 IN MASON'S SUBDIVISION, THENCE NORTH 40 DEGREES 10 MINUTES 21 SECONDS WEST 27.332 METERS (89.67 FEET); THENCE NORTH 29 DEGREES 06 MINUTES 42 SECONDS WEST 41.642 METERS (136.62 FEET) TO A POINT ON THE WESTERLY LINE OF LOT 7 IN BLOCK 17 IN MASON'S SUBDIVISION THAT IS 0.978 METERS (3.21 FEET) SOUTH OF THE NORTHWEST COFFER OF SAID LOT 7 IN BLOCK 17 IN MASON'S SUBDIVISION; THENCE NORTH 00 DEGRIES 20 MINUTES 26 SECONDS EAST 4.026 METERS (13.21 FEET) ALONG THE SAID WESTERLY LINE OF LOT 7 AND THE WESTERLY LINE OF LOT 6 IN BLOCK 17 IN MASON'S SUBDIVISION TO A POINT 3.048 METERS (10.00 FEET) NORTH OF THE SOUTHWEST CORNER OF SAID LOT 6 IN BLOCK 17 IN MASON'S SUBDIVISION; THENCE SOUTH 11 DEGREES 34 MINUTES 37 SECONDS EAST 4.106 METERS (13.47 FEET) TO A POINT ON THE NORTHERLY LINE OF SAID LOT 7 IN BLOCK 17 IN MASON'S SUBDIVISION THAT IS 2.743 METERS (9.00 FEET) EAST OF THE SAID NORTHWEST CORNER OF LCP 7 IN BLOCK 17 IN MASON'S SUBDIVISION; THENCE SOUTH 89 DEGREES 30 MINUTES 12 SECONDS EAST 35.50 METERS (116.47 FEET) ALONG THE SAID NORTHERLY LING OF LOT 7 IN BLOCK 17 IN MASON'S SUBDIVISION, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 18, 2002, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 0021147785, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO GARAGE PARKING SPACE NUMBER C-1N AND THE OUTDOOR PARKING SPACE NUMBER P-1N, AS LIMITED COMMON ELEMENTS ("ICE"), AS DELINEATED ON THE PLAT OF SURVEY AND THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF UNIT NUMBER 1N AS ARE SET FORTH IN THE DECLARATION; THE GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE PIGHTS AND EASEMENTS AS SET FORTH IN SAID DECLARATION FOR THE REMAINING LAND DESCRIBED THEREIN.

PARCEL 3:

THE EXCLUSIVE RIGHT TO THE COMMERCIAL USE OF THE ROOF AND THE RIGHTS AND

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EASEMENTS DELINEATED FOR THE BENEFLY OF DEVELOPER AS SET FORTH IN THE DECLARATION; THE GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS AS SET FORTH IN SAID DECLARATION FOR THE REMAINING LAND DESCRIBED THEREIN.

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 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 also 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 therein.

There were no tenants as this is new construction.

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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.

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Dated.	(2003)
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	Signature: - M. Wy M. W. W. W.
Subscribed	and sworm to before me
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	VALERIE LYNN LUDWIG
(() () ()	Notary Public, State of Illinois My Commission Expires 01/06/04
The Gr	anced or his agent aftirms and working that the name of the
Grance	e snown on the Deed or Assignment of Beneficial Interest in a
rang t	rust is either a natural person, an Illinois corporation or
toreig	n corporation authorized to do business or acquire and hold
busina	to real estate in Illinois, a partnership authorized to do
other	ss or acquire and hold title to real estate in Illinois, or
or acc	entity recognized as a person and authorized to do business ruire and hold title to real estate under the laws of the
State	of Illinois.
Dated	$\frac{3}{3}$
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	Signature: () Manual () U/
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by the sale	2 AN EDIT IVANIA LIDIVAGE
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4	My Commission Expires 01/06/04
Ŋ	OTE Any person who knowingly submits a false statement
	oncerning the identity of a Grantee shall be guilty of a
	lass C misdemeanor for the first offense and of a Class A
Ton	isdemeanor 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