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Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY

1314256 1/2



04110292240

Doc#: 0411029224
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 04/19/2004 11:46 AM Pg: 1 of 3

THE GRANTOR(S), MARIO CABRERA, Divorced and not since remarried, 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 GREGORY J. CZERNIK (GRANTEE'S ADDRESS) 15725 ARTIST WAY, APT. 41037, ADDISON, Texas 75001 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

SUBJECT TO: 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; general real estate taxes for the year 2004 and subsequent years

(3)

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): 17171050641014
Address(es) of Real Estate: 15 S. THROOP ST., UNIT 212, CHICAGO, Illinois 60607

Dated this 31st day of March, 2004

MARIO CABRERA

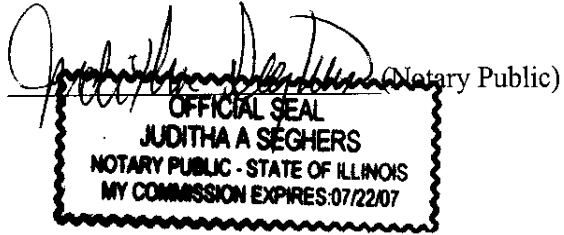
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT MARIO CABRERA, Divorced and not since remarried, personally known to me to be the same person(s) whose name(s) 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 therein set forth, including the release and waiver of the right of homestead.

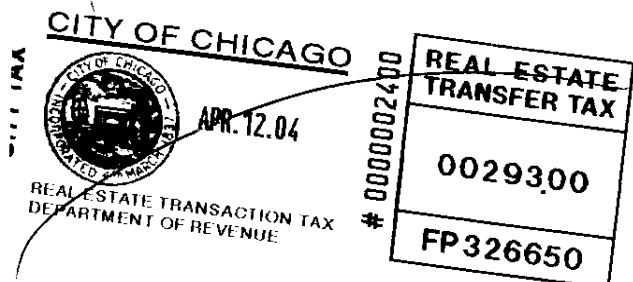
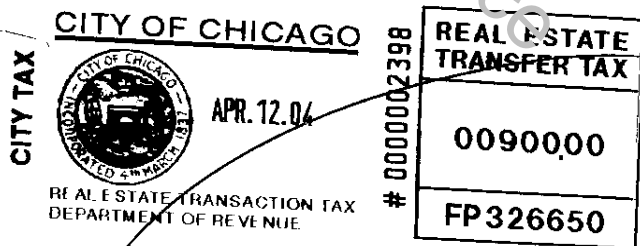
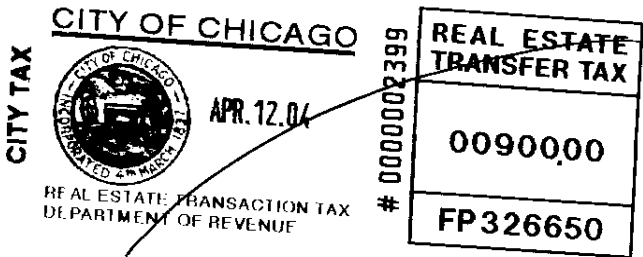
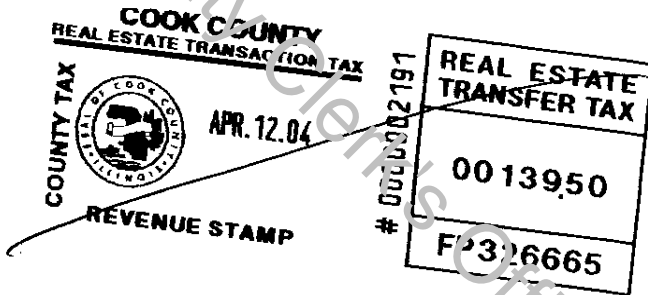
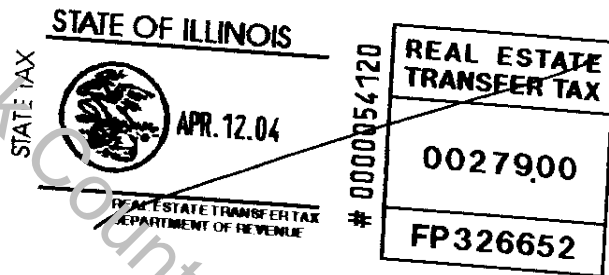
Given under my hand and official seal, this 31st day of March, 2004



Prepared By: LISA A. MARINO
3310 N. HARLEM
CHICAGO, Illinois 60634

Mail To:
JOE RICELEY
617 E. ILLINOIS
WHEATON, Illinois 60187

Name & Address of Taxpayer:
GREGORY J. CZERNIK
15 S. THROOP ST., UNIT 212
CHICAGO, Illinois 60607



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EXHIBIT 'A'

Legal Description

PARCEL 1: UNIT 3-212 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 15 S. THROOP CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0001007378, AS AMENDED FROM TIME TO TIME, IN EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 117, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 14, A LIMITED COMMON ELEMENT AS SET FORTH IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0001007378.

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