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2055750
MERCURY TITLE COMPANY, LLC. (A)
100 K8V

Doc#: 0421141046
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 07/29/2004 09:59 AM Pg: 1 of 3

WARRANTY DEED
LLC TO INDIVIDUAL

102

Prepared By:
Attorney Thomas J. Moran
6201 W. Touhy, # 209
Chicago, IL 60646

M.G.R. TITLE

The GRANTOR, 3414 CULLOM, LLC an Illinois Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois with an address of 4827 N. Claremont, Chicago, Cook County, IL, 60625 for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable considerations, receipt whereof is hereby acknowledged, CONVEYS and WARRANTS to

THOMAS J. MORAN & GLORIA M. MORAN, as JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP and NOT AS TENANTS IN COMMON,

of 6820 N. Loleta, Chicago, IL 60646 the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Legal Description is attached hereto and made a part hereof.

P.I.N. # 13-¹³~~21~~-311-001-0000.
Property Address: 3019 W. Cullom, Unit 1, Chicago, IL 60618.

hereby releasing and waiving all rights by virtue of the Homestead Exemption Laws of the State of Illinois.

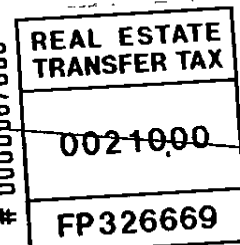
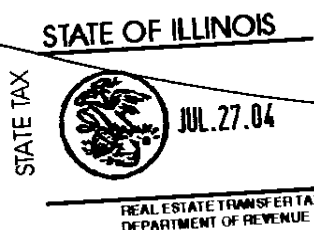
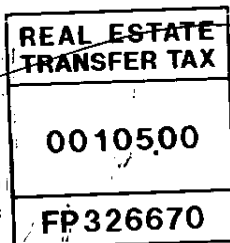
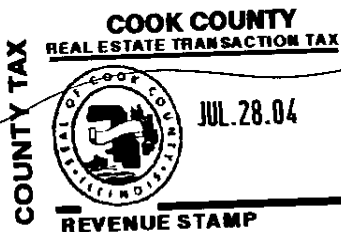
Dated this 20 day of July, 2004.

3414 CULLOM, LLC

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
347105 \$1,575.00
07/28/2004 12:30 Batch 02252 34



BY:
JOHN S. GALLAGHER, MANAGER



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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 JOHN S. GALLAGHER, 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 he signed, sealed and delivered said deed as his free and voluntary act and as Manager of 3414 CULLOM, LLC for the uses and purposes therein set forth and with full authority as Manager of 3414 CULLOM, LLC.

Given under my hand and notarial seal this 20 day of July, 2004.



Mail Tax Bills to:

Gloria Moran
6820 N. Loleta
Chicago, IL 60646

After Recording, Mail Deed to:

Gloria Moran
6820 N. Loleta
Chicago, IL 60646

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.

THIS DEED IS 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 HEREIN.

THE TENANT OF THE UNIT HAS WAIVED OR FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

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3019-1 W. CULLOM, CHICAGO, IL 60618

Unit 3019-1 in The 3017-23 W. CULLOM CONDOMINIUM as delineated on the plat of survey of the following described parcel of real estate:

Lot 48 and the North $\frac{1}{2}$ of Lot 47 in Block 2 in Field's Boulevard Addition to Irving Park, being a Subdivision of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of Section 13, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois;

Which survey is attached to the Declaration of Condominium recorded as Document Number 0339419062 together with its undivided percentage interest in the common elements.

PIN # 13-13-311-001-0000.

Property Address: 3019-1 W Cullom, Chicago, IL 60618.

Property of Cook County Clerk's Office