



Doc#: 0424529154  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 09/01/2004 11:52 AM Pg: 1 of 2

**WARRANTY DEED**

THE GRANTOR,

**JONATHAN JANOTT**  
An unmarried man

of the City of Chicago, County of Cook,  
State of Illinois,

For and in consideration of the sum of  
TEN DOLLARS, and other good and  
valuable consideration in hand paid,

CONVEYS and WARRANTS to:

**KERRY OBRIST**  
6259 N. Sheridan, Unit 50  
Chicago, IL 60642

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT NUMBER 315 IN THE 540 N. LAKE SHORE DRIVE CONDOMINIUM, AS DELINEATED ON A SURVEY OF LOT 29 (EXCEPT THAT PORTION TAKEN FOR STREET PURPOSES IN CASE 82L1163) AND LOT 30 AND THE WEST 1/2 OF LOT 43 IN CIRCUIT COURT PARTITION OF THE OGDEN ESTATE SUBDIVISION OF PARTS OF BLOCKS 20, 31 AND 32 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, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 92468797; TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions and building lines of record; (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

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 forever.

Permanent Real Estate Index Number(s): 17-10-211-021-1086

Address(es) of Real Estate: 540 Lake Shore Drive, Unit 315, Chicago, Illinois 60611

DATED this 7/19 day of July, 2004.

Jonathan Janott  
JONATHAN JANOTT

OTI SA3503064 E. G. 10 of 2 CAD


Box 333

# UNOFFICIAL COPY

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 JONATHAN JANOTT An unmarried man, personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 29<sup>th</sup> day of July, 2004.

  
Notary Public  
Commission expires: \_\_\_\_\_




**This instrument prepared by:**  
Leo G. Aubel  
Deutsch, Levy & Engel  
225 W. Washington St.  
Suite 1700  
Chicago, IL 60606

COOK COUNTY REAL ESTATE TRANSACTION TAX	
 AUG. 27. 04	REAL ESTATE TRANSFER TAX
# 0000076302	00125.50
	FP 10280 2


**Send subsequent tax bills to:**

Kerry Obrist  
540 N Lake Shore Dr, 315  
Chicago, IL

**Mail to:**  
Kerry Obrist  
540 N Lake Shore Dr, 315  
Chicago, IL

STATE OF ILLINOIS	
 AUG. 27. 04	REAL ESTATE TRANSFER TAX
# 0000076304	00251.00
	FP 102808

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

CITY OF CHICAGO	
 AUG. 27. 04	REAL ESTATE TRANSFER TAX
# 0000014894	01882.50
	FP 102805