

Doc#: 0425903023

Eugene "Gene" Moore Fee: \$26.50 Cook County Recorder of Deeds Date: 09/15/2004 11:18 AM Pg: 1 of 2

## WARRANTY DEED

THE GRANTOR, DAVID T. BRACKNEY, married to DIANNE BRACKNEY, of the City of Lake Bluff, County of Lake, and State of Illinois, for and in consideration of TEN and 00/100 (\$10.00) DOLLARS, and our er good and valuable consideration in hand paid, CONVEYS and WARRANTS to MARY ANN FITZGERALD, an unmarried person, 3430 North Lake Shore Drive, Chicago, Illinois 60657, the following described real estate situated in Cook County, Illinois; to wit:

UNIT 5B IN THE 1300 LAKE SHORE DRIVE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 22501302 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after this date of general assessments established pursuant to the Declaration of Condominium; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for the year 2003 and subsequent years.

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.

P.I.N.:

17-03-108-016-1010

Address of real estate:

1300 North Lake Shore Drive #5B

Chicago, Illinois 60610

Dated this 8th day of September, 2004.

[SEAL]

DAVID T. BRACKNE

THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF DIANNE BRACKNEY.

FREEDOM TILE CORP. 67166033

## **UNOFFICIAL COPY**

STATE OF ILLINOIS )
SS COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DAVID T. BRACKNEY, married to DIANNE BRACKNEY, 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 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.

Give, under my hand and official seal this 8th day of September, 2004.

"OFFICIAL SEAL"

JACK A. AP.FA

Notary Public, State of Illinois

My Commission Expires 08/19/2008

NOTARY PUBLIC

This instrument was prepared by Jack A. Lifa, 77 West Washington Street, Suite 613, Chicago, Illinois 60602.

Send subsequent tax bills to Mary Ann Fitzgerald, 1300 North Lake Shore Drive, #5B, Chicago, Illinois 60610.

Mail to Jerold E. Fleischman, 3200 Orange Brace Road, Riverwoods, Illinois 60015.

City of Chicago Real Estate

Dept. of Revenue Stamp

352405

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