



Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY



04294113070

Doc#: 0429411307
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 10/20/2004 02:01 PM Pg: 1 of 4

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ABSTRA CT

No

MARRIED

THE GRANTOR(S), Cynthia Vera 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, CONVEYS and Warrants to David S. Hemmer, as Trustee under Trust Agreement dated March 8, 1995 and known as the David S. Hemmer Declaration of Trust, an undivided one-half (1/2) interest; and to Paula Hemmer, as Trustee under Trust Agreement dated March 8, 1995 and known as the Paula Hemmer Declaration of Trust, an undivided one-half (1/2) interest, 4N668 Burr Road, St. Charles, Illinois 60175 of the County of DuPage, 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

NON HOMESTEAD AS TO SPOUSE OF CYNTHIA VERA

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, existing leases and tenancies, special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments, general taxes for the year 2003 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years 2003 and subsequent

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): 14-28-207-004-1252

Address(es) of Real Estate: 2800 N. Lake Shore Drive, Unit 1716, Chicago, Illinois 60657


Dated this 29th day of June, 2004.

Cynthia Vera

Property of Cook County Clerk's Office


UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE OF ILLINOIS

 OCT. 13.04
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE


REAL ESTATE TRANSFER TAX
0049500
FP 102808

0000079313

COOK COUNTY
 REAL ESTATE TRANSACTION TAX

 OCT. 13.04
 COUNTY TAX
 REVENUE STAMP

REAL ESTATE TRANSFER TAX
0024750
FP 102802

0000079320

CITY OF CHICAGO

 OCT. 13.04
 CITY TAX
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0371250
FP 102805

0000016749

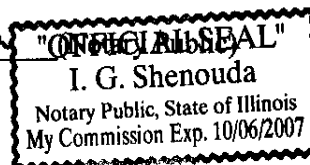
UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Cynthia Vera personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 29th day of June, 2004

I. G. Shenouda



Prepared By: Timothy J. Lampinen
330 N. Wabash Avenue, Suite 2004
Chicago, Illinois 60611

Mail To:

William C. Chesbrough
2400 Big Timber Road
Suite 200
Elgin, IL 60123

Name & Address of Taxpayer:

David S. Hemmer and Paula Hemmer
2800 N. Lake Shore Drive, Unit 1716
Chicago, Illinois 60657

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EXHIBIT 'A'

Legal Description

UNIT NUMBER 1716, IN THE 2800 LAKE SHORE DRIVE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):

THE SOUTH 60 FEET (EXCEPT THE WEST 400 FEET THEREOF) OF LOT 6 AND LOT 7 (EXCEPT THE WEST 400 FEET THEREOF) IN THE ASSESSOR'S DIVISION OF LOTS 1 AND 2 IN THE SUBDIVISION BY THE CITY OF CHICAGO OF THE EAST FRACTIONAL 1/2 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, SAID LAND BEING OTHERWISE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTH LINE OF SAID LOT 7, 400 FEET EAST OF THE WEST LINE THEREOF (SAID WEST LINE BEING COINCIDENT WITH THE WEST LINE OF THE NORTHEAST FRACTIONAL 1/4 OF SECTION 28 AFORESAID) THENCE NORTH PARALLEL WITH THE WEST LINE OF LOTS 6 AND 7 AFORESAID 199.2 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF SAID LOT 7 TO THE DIVIDING OR BOUNDARY LINE BETWEEN THE LANDS OF LINCOLN PARK COMMISSIONERS AND THE LANDS OF SHARE OWNERS AS ESTABLISHED BY DECREE OF THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS, ENTERED OCTOBER 31, 1904 IN CASE NO. 256886 ENTITLED 'AUGUSTA LEHMANN AND OTHERS AGAINST LINCOLN PARK COMMISSIONERS' RUNNING THENCE SOUTHEASTERLY ALONG SAID BOUNDARY LINE TO THE SOUTH LINE OF SAID LOT 7 AND RUNNING THENCE WEST ALONG SAID SOUTH LINE TO THE PLACE OF BEGINNING.

WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR 2800 LAKE SHORE DRIVE CONDOMINIUM ASSOCIATION MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 2, 1978 AND KNOWN AS TRUST NUMBER 45204, REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, AS DOCUMENT LR3096368 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE PARCEL (EXCEPTING FROM THE PARCEL ALL THE PROPERTY AND SPACES COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

Clerk's Office