

4353007-1701

UNOFFICIAL COPY

GIT

WARRANTY DEED

THE GRANTOR, PHYLLIS OWEN, divorced and not since remarried, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to LOUIS MEYER-BROWN, JR., a single man, of 40 East Cedar, #10B, Chicago, Illinois 60611, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:



Doc#: 0514347045
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 05/23/2005 09:23 AM Pg: 1 of 2

SEE LEGAL DESCRIPTION ATTACHED HERETO

Subject to: Declaration of Condominium; provisions of the Condominium Property Act of Illinois; general taxes for 2004 and subsequent years; special taxes or assessments, if any, for improvements not yet completed; installments, if any, not due at the date hereof of any special tax or assessment for improvements heretofore completed; building lines and building and liquor restrictions of record; zoning and building laws and ordinances; private, public and utility easements; public roads and highways; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium; covenants and restrictions of record as to use and occupancy; party wall rights and agreements, if any; the mortgage or trust deed, if any, to purchasers; acts done or suffered by Purchaser.

Permanent Index Number: 17-03-209-019-1006

Property Address: Unit 303, 40 East Delaware Place, Chicago, Illinois 60611

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

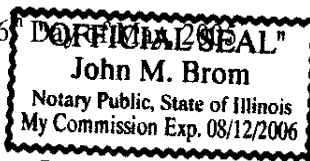
DATED this 16th day of May, 2005.

Phyllis Owen
PHYLLIS OWEN

State of Illinois)
) SS
County of Cook)

I, John M. Brom, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that PHYLLIS OWEN is 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 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 16th day of May, 2005.
Commission expires August 12, 2006



John M. Brom
Notary Public

This instrument was prepared by John M. Brom, Esq., 216 West Jackson Boulevard, Suite 330, Chicago, Illinois 60606.

MAIL TO:

WILLIAM J. HIELSCHER
550 Frontage Road, Suite 2410
Northfield, Illinois 60093

SEND SUBSEQUENT TAX BILLS TO:

LOUIS MEYER-BROWN, JR.
40 East Delaware Place, Unit 303
Chicago, Illinois 60611

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LEGAL DESCRIPTION


UNIT 303 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 40 EAST DELAWARE PLACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 95905942, AS AMENDED, IN THE SOUTHWEST ¼ OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 17-03-209-019-1006

Property Address: Unit 303, 40 East Delaware Place, Chicago, Illinois 60611

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



MAY. 19.05

REVENUE STAMP

0000025205


REAL ESTATE TRANSFER TAX

00208.50

FP 103017

STATE OF ILLINOIS

STATE TAX



MAY. 18.05

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000026686


REAL ESTATE TRANSFER TAX

00417.00

FP 103014

CITY OF CHICAGO

CITY TAX



MAY. 19.05

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000014023

REAL ESTATE TRANSFER TAX

03127.00

FP 103018

Property of Cook County Clerk's Office