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Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 05/25/2005 07:19 AM Pg: 1 of 3

After Recording, this

Document Should Be Mailed To:

Michael A. Munaco
1535 North Wicker Park Avenue
Chicago, Illinois 60622

WARRANTY DEED

THE GRANTOR(S), Joseph J. Hicks, married to Beverly A. Hicks, of the Village of River Forest, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Michael A. Munaco, a bachelor, of 1535 North Wicker Park Avenue, Chicago, Illinois 60622, 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

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.

Subject to: (a) covenants, conditions, and restrictions of record; (b) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; (c) private, public, and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; (d) party wall rights and agreements, if any; (e) limitations and conditions imposed by the Condominium Property Act; (f) special taxes or assessments for improvements not yet completed; (g) any unconfirmed special tax or assessment; (h) installments not due at the date hereof for any special tax or assessment for improvements heretofore completed; (i) mortgage or trust deed specified below, if any; (j) general taxes for the year 2004 and subsequent years; and (k) installments due after the date of closing assessments established pursuant to the Declaration of Condominium.

Permanent Index Number: 17-06-207-029-1003

Address of Real Estate: 1535 North Wicker Park Avenue, Chicago, Illinois 60622

DATED this 29th day of April, 2005.

Unit 2E H.J.H.

Joseph J. Hicks

Beverly A. Hicks, signing for the
purpose of waiving homestead

BOX 15

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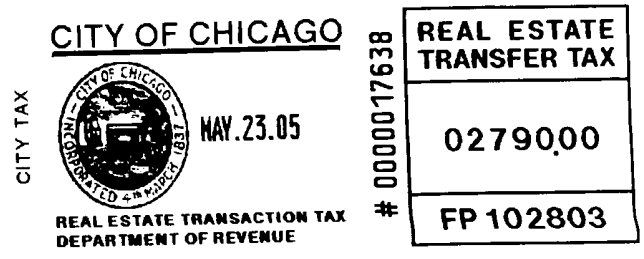
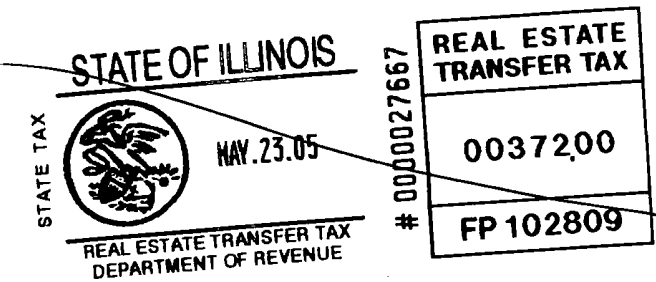
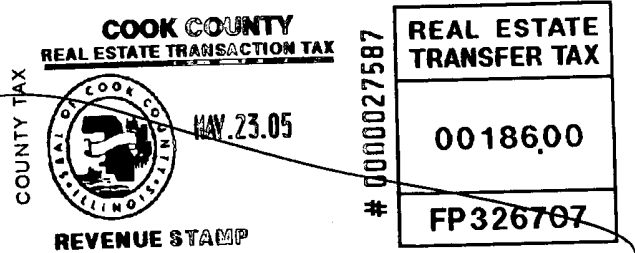
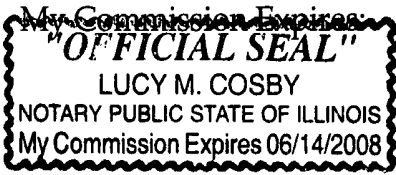
STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned, a notary public in and for, and residing in said County in the State aforesaid, DO HEREBY CERTIFY that **Joseph J. Hicks and Beverly A. Hicks**, 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 he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal as of this 29th day of April, 2005.

Lucy M. Cosby

 Notary Public



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EXHIBIT "A"

Unit 2 - 1535 in the Wicker Park Place Condominium as delineated on a survey of the following described real estate: Lots 37 and 38 in D. S. Lees's Addition of Chicago in Section 6, 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 96734648 together with its undivided interest in the common elements, all in Cook County, Illinois.

Permanent Index Number: 17-06-207-029-1003

Property Address: 1535 North Wicker Park Avenue
Chicago, IL 60622

Property of Cook County Clerk's Office