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1999-11-03 08:39:03

Cook County Recorder

47.50

THIS INSTRUMENT PREPARED BY

Daniel G. Musca
Shumaker, Loop & Kendrick, LLP
101 E. Kennedy Blvd., Suite 2800
Tampa, Florida 33602



09033898

Above Space for Recorder's Use Only

GENERAL WARRANTY DEED

THIS GENERAL WARRANTY DEED is made and executed this 5th day of October, 1999, by DANIEL G. MUSCA and RONDA N. MUSCA, husband and wife (together, the "Grantors"), to THOMAS BROUGH and LOUIS BROUGH, both unmarried persons (together, the "Grantees"), as joint tenants, whose post office address is 233 East Erie Street, Unit 2108, Chicago, Illinois 60611.

Grantors, for and in consideration of the sum of \$10.00 and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, by these presents do hereby grant, sell, convey, confirm and warrant unto the Grantees, all that certain real property located in Cook County, Illinois, and more particularly described in Exhibit "A" attached hereto and incorporated herein, together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining (all of the foregoing together with the Exhibit "A" real property is hereinafter collectively referred to as the "Property"), to have and to hold the same in fee simple forever. Grantors do hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. This conveyance is subject to the covenants, conditions and restrictions of record. Grantors hereby covenant with said Grantees that they are lawfully seized of the Property in fee simple; that Grantors have good right and lawful authority to sell and convey the Property; that Grantors hereby fully warrant the title to the Property and will defend the same against the lawful claims of all persons whomsoever; and that the Property is free of all encumbrances, excepting those of record and to general taxes for 1999 and subsequent years.

Permanent Real Estate Index Number: 17-10-203-027-1129, Volume 306

Address of Real Estate: 233 East Erie Street, Unit 2109, Chicago, Illinois 60611

IN WITNESS WHEREOF, the Grantors have executed this Warranty Deed, as of the day and year first above written.

Daniel G. Musca
Daniel G. Musca

Ronda N. Musca
Ronda N. Musca

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

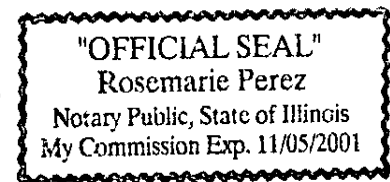
I the undersigned, a Notary Public in and for said County and State, hereby certify that on this day, before me, personally appeared Daniel G. Musca and Ronda N. Musca, husband and wife, personally known by me, and acknowledged that they signed and delivered the foregoing Warranty Deed as their free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the rights of homestead. and presented P.I.A.-D.L. for Dan Musca #1200 10765 2785 FEMAL. for Ronda N. Musca

Given under my hand and official seal, this 5th day of October, 1999.

Rosemarie Perez
NOTARY PUBLIC
Print Name: ROSEMARIE PEREZ
My Commission Expires:
[notary seal]

Send subsequent tax bills to: Thomas Brough, 233 East Erie Street, Unit 2108, Chicago, Illinois 60611

Box 172
b261\personal\condo documents\deed2109




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REGISTERED MAIL SERVICE

913
2000
2000

COOK COUNTY REAL ESTATE TRANSACTION TAX	RE TR	AL ESTATE ANSFER TAX
 OCT.-5.99	0	005575
# 0000009897		326670
REVENUE STAMP		

City of Chicago Dept. of Revenue		Real Estate Transfer Stamp
213036		\$834.37
10/05/1999 12:07	Batch 05012	35

STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
STATE TAX  OCT.-5.99	0011150
# 0000005286	FP326669
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	

Faint, illegible text, possibly a receipt or official notice.

COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY**EXHIBIT "A" 09033898****PARCEL 1:**

UNIT NUMBER 2109 IN THE STREETERVILLE CENTER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: ALL OF THE PROPERTY AND SPACE LYING ABOVE AND EXTENDING UPWARD FROM A HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM (AND WHICH IS ALSO THE LOWER SURFACE OF THE FLOOR SLAB OF THE NINTH FLOOR, IN THE 26 STORY BUILDING SITUATED ON THE PARCEL OF LAND HEREINAFTER DESCRIBED) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF A PARCEL OF LAND COMPRISED OF LOTS 20 AND 24, BOTH INCLUSIVE, AND LOT 25 (EXCEPT THAT PART OF LOT 25 LYING WEST OF THE CENTER OF THE PARTY WALL OF THE BUILDING NOW STANDING THE DIVIDING LINE BETWEEN LOTS 25 AND 26), TOGETHER WITH THE PROPERTY AND SPACE LYING BELOW SAID HORIZONTAL PLANE HAVING AN ELEVATION OF 119.30 FEET ABOVE CHICAGO CITY DATUM AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 118.13 FEET ABOVE CHICAGO CITY DATUM (AND WHICH PLANE COINCIDES WITH THE LOWEST SURFACE OF THE ROOF SLAB OF THE 8 STORY BUILDING SITUATED ON SAID PARCEL OF LAND) AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD OF THE SOUTH 17.96 FEET OF AFORESAID PARCEL OF LAND, ALL OF THE SUBDIVISION OF THE WEST 394 FEET OF BLOCK 32, (EXCEPT THE EAST 14 FEET OF THE NORTH 80 FEET THEREOF), IN KINZIE'S ADDITION TO CHICAGO IN 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 26017897 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF LOT 25 OF THE RIGHT TO MAINTAIN PARTY WALL AS ESTABLISHED BY AGREEMENT BETWEEN EDWARD B. SHELDON AND HEATON OWSLEY RECORDED AUGUST 11, 1892, AS DOCUMENT NUMBER 1715549 ON THAT PART OF LOTS 25 AND 26 IN KINZIE'S ADDITION AFORESAID OCCUPIED BY THE WEST HALF OF THE PARTY WALL, IN COOK COUNTY, ILLINOIS

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED OCTOBER 1, 1981, AND RECORDED OCTOBER 2, 1981, AS DOCUMENT NUMBER 26017894 AND AS CREATED BY DEED RECORDED AS DOCUMENT NUMBER 26017895.

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