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Doc#: 1111812070 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/28/2011 09:25 AM Pg: 1 of 3

WARRANTY DEED JOINT TENANTS

Mail to:
Lawrence M. Lusk, Esq.
McCormick Braun Friman LLC
2 N. LaSalle Street, Suite 1250
Chicago IL 60602

THE GRANTOR(S), Peter Kane and Karen Lim, husband and wife, of Chicago, Cook County, Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY(S) and WARRANT(S) to John M. Shannon and Lauren E. Petrash, of Chicago, Illinois, the following described Real Estate situated in Cook County, Illinois, to wit:

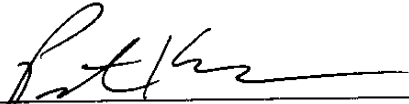
Legal description attached hereto as Exhibit A

COMMONLY KNOWN AS: 4356 N. Wolcott Street, Unit 3, Chicago, Illinois 60613

PARCEL NO.: 14-18-401-035-1026 and 14-18-401-035-1027

SUBJECT TO: A) covenants, conditions, and restrictions of record; B) building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate; C) General Taxes for the year 2010 (second installment) 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 not as tenants in common but as joint tenants with rights of survivorship.

DATED this 11 day of April, 2011.


Peter Kane


Karen Lim

Mail tax bill to: John M. Shannon
4356 N. Wolcott Street, Unit 3,
Chicago, Illinois 60613

STEWART TITLE COMPANY
2055 West Army Trail Road, Suite 110
Addison, IL 60101
630-889-4000

Prepared by: Joseph R. Ziccardi, Esq.
20 N. Clark Street, Suite 1100
Chicago, Illinois 60602

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P 3
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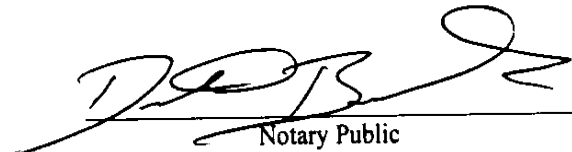
627262 1/2

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STATE OF WISCONSIN)
) ss.
COUNTY OF DANE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Peter Kane and Karen Lim, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as their 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 notarial seal this 11 day of April, 2011.


Notary Public

Commission Expires: 7-20-2014

REAL ESTATE
TRANSFER TAX
00274.00
FP 102804

0000002665

DUSTIN BRAAKSMA
Notary Public
State of Wisconsin

STATE OF ILLINOIS



STATE TAX

APR. 20. 11

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

CITY OF CHICAGO



APR. 19. 11

CITY TAX

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000029574

REAL ESTATE
TRANSFER TAX

02877.00

FP 102807

COOK COUNTY
REAL ESTATE TRANSACTION TAX



APR. 20. 11

COUNTY TAX

REVENUE STAMP

0000000515

REAL ESTATE
TRANSFER TAX

00137.00

FP 102810

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ALTA COMMITMENT (6/17/06)

Order Number TM296041
Assoc File No 11180

STEWART TITLE

GUARANTY COMPANY
HEREIN CALLED THE COMPANY

COMMITMENT - LEGAL DESCRIPTION

Parcel 1: Unit 4356-3 and Unit P-1 together with their undivided percentage interest in the common elements in Montrecott Condominium, as delineated and defined in the Declaration recorded as document number 0030305086, as amended from time to time, in the Southeast 1/4 of Section 18, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of S-9, a limited common element, as delineated on the survey attached to the Declaration aforesaid recorded as document 0030305086.

Property of Cook County Clerk's Office