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**WARRANTY DEED
ILLINOIS STATUTORY
HUSBAND AND WIFE, TENANTS BY THE
ENTIRETY**



Doc#: 1318916029 Fee: \$42.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/08/2013 11:05 AM Pg: 1 of 3

2013-2801/2
STERLING TITLE SERVICES, LLC

THE GRANTOR(S), Spencer Winn Willbanks and Jennifer Solomon Willbanks as husband and wife, tenants by the entirety, 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, CONVEY(S) and Warrant(s) to Brendan O'Connell and Yvette D. Charboneau, as joint tenants, of 2970 Sheridan Road, Chicago, IL 60657 of the County of Cook, 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

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; acts done or suffered through Buyer, condominium declaration and by-laws and general real estate taxes not yet due and payable at the time of closing, hereby releasing and waiving all rights under and by any virtue of the Homestead Exemption Laws of the State of Illinois

Permanent Real Estate Index Number(s): 14-17-413-017-1016
Address(es) of Real Estate: 4116 N.Broadway, Unit 1, Chicago, IL 60613

Made effective this 25th day of June, 2013

Spencer Winn Willbanks

Jennifer Solomon Willbanks

REAL ESTATE TRANSFER		07/03/2013	
	COOK		\$107.50
	ILLINOIS:		\$215.00
	TOTAL:		\$322.50

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REAL ESTATE TRANSFER		07/03/2013	
	CHICAGO:		\$1,612.50
	CTA:		\$645.00
	TOTAL:		\$2,257.50

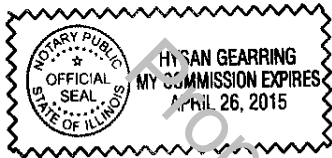
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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Spencer Winn Willbanks and Jennifer Solomon Willbanks, personally known to me to be the same person(s) whose name(s) 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 official seal, this 14th day of June, 2013



Hysan Gearing (Notary Public)

Prepared By: Frank W. Jaffe
 Jaffe & Berlin, LLC
 111 W. Washington, Suite 900
 Chicago, IL 60602

Mail To:
 Christopher P. Hughes
 Gartner Law Offices, Inc.
 155 N. Michigan Ave., Suite 540
 Chicago, IL 60601

Name & Address of Taxpayer:
 Yvette Charboneau, Brendan O'Connell
 4116 N. Broadway, Unit 1
 Chicago, IL 60613

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Commonwealth Land Title Corporation

Commitment Number: 2013000280

EXHIBIT A PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

UNIT NUMBER 4116-1 IN THE VICTORIA TERRACE CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 14 AND 15 IN SUBDIVISION OF BLOCK 8 IN BUENA PARK IN THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 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 94789068 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

COMMONLY KNOWN AS: 4116 N. BROADWAY, UNIT 1, CHICAGO, IL., 60613

PIN: 14-17-413-017-1016