

Doc#: 1535126022 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/17/2015 11:47 AM Pg: 1 of 3

WARRANTY DEED

MAIL TO:

Robert E. Blinstrubas, Esq.
15 Spinning Wheel Road
Suite 300
Hinsdale, Illinois 60521

**NAME & ADDRESS
OF TAXPAYER:**

Brian Miller
5437 Bohlander Ave.
Berkley, IL. 60163

THE GRANTOR: Daniel J. Kennedy, widower and not since remarried, heir of the Estate of Patricia J Kennedy, formerly known as Patricia J. Miller of the City of Broadview, County of Cook, State of Illinois, for ten dollars (\$10.00) and for other good and valuable consideration in hand paid,

CONVEYS and WARRANTS to Brian Miller of 5437 Bohlander Ave, Berkley, County of Cook, State of Illinois, all interest in the following described Real Estate:

Situated in the County of Cook, State of Illinois, to wit:

See attached legal

**FIRST AMERICAN TITLE
FILE # 2691913**

SUBJECT TO: General real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party walls rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium..

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.

Permanent Index Number(s): 16-31-127-058-1016
Property Address: 3303 Grove #302, Berwyn, IL. 60402

DATE OF DEED: DECEMBER 4, 2015

Daniel J. Kennedy
Daniel J. Kennedy

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IN D

THIS TRANSACTION IS EXEMPT UNDER PARAGRAPH D OF THE BERWYN CITY CODE SEC. 388.08 AS A REAL ESTATE TRANSACTION.
DATE 12/17/15 TELLER [Signature]

UNOFFICIAL COPY

PARCEL 1: UNIT 302 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN BERWYN MANOR CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO, 00679521, IN PART OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. 29, A LIMITED COMMON ELEMENT, A SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office