

UNOFFICIAL COPY

WARRANTY DEED

After recording mail to:

JOSEPH McCLELLAN
1250 N. PORTOFINO DR.
#101
SARASOTA, FL. 34242
OR
Recorders Office Box _____

96858380

DEPT-01 RECORDING \$25.00
T90012 TRAM 3023 11/08/96 15:30:00
04853 CG # -96-858380
COOK COUNTY RECORDER

and Mary Frances Schafter

THE GRANTOR William P. Blouin, an unmarried man, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100(\$10.00) DOLLARS in hand paid, CONVEY and WARRANT to Joseph McClellan of the City of Chicago, Illinois the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

See Exhibit A attached hereto.

25⁰⁰
M

Subject only to: (a) General real estate taxes not due and payable at time of closing; (b) Special Assessments confirmed after this Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit; (g) If the property is other than a detached, single-family home, party walls, party wall rights and agreements; terms, provisions, covenants, and conditions of the declaration of condominium, if any, and all amendments thereto; any easements established by or implied from the set declaration of condominium or amendments thereto, if any; limitations and conditions imposed by the Illinois Condominium Property Act, and if applicable, installments of assessments due after the date of closing.

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.

DATED this 1st day of November, 1996.

William P. Blouin (SEAL)
William P. Blouin

606-3811 A.M. Howell
F2
606-3811 A.M. Howell
606-3811 A.M. Howell

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Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
) SS
COUNTY OF Cook)

257095
NOV-7-96
RD. 10646



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
133.00

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that William P. Blouin, personally known to me to be the same person 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 official seal, this 1st day of November, 1996.

OFFICIAL SEAL
CLAUDE D. MILLER
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES MAY 26, 2000

[Handwritten Signature]

Notary Public

My commission expires on _____, 199__

This instrument was prepared by Seyfarth, Shaw, Fairweather & Geraldson, 55 East Monroe Street, Suite 4200, Chicago, Illinois 60603

Cook County
REAL ESTATE TRANSACTION TAX
NOV-7-96
68.50

MAIL TAX BILL TO:

Joseph Mc Gillan
1350 N. Portofino Dr. #101
Sarasota, FL 34242

★ 2222 ★
★ 5222 ★
★ 05222 ★
★ 05222 ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE NOV-7-96
RD. 11107
997.50

96858380

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EXHIBIT A

UNIT 402 IN THE 401 WEBSTER CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE, (HEREINAFTER REFERRED TO AS PARCEL):

LOTS 1 AND 2 IN THE RESUBDIVISION OF LOT 1 IN THE SUBDIVISION OF BLOCK 21 IN CANAL TRUSTEES' SUBDIVISION OF PARTS OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (EXCEPT 188.25 FEET BY 366 FEET IN THE NORTH WEST CORNER THEREOF); WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 22688725, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number(s): 14-33-124-050-1020

Address(es) of Real Estate: 401 West Webster, Unit 402, Chicago, IL 60614

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