

UNOFFICIAL COPY

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WARRANTY DEED  
Statutory (ILLINOIS)  
(Individual to Individual)

5637021 38 001 Page 1 of 2  
2000-08-25 13:09:27  
Cook County Recorder 23.50



00661389

GRANTOR(S)  
WINNEBAGO PROPERTIES, INC.,  
an Illinois corporation, a corporation  
created and existing by virtue of the laws  
of the State of Illinois for and in  
consideration of Ten Dollars (\$10.00)  
and other good and valuable consideration  
in hand paid, CONVEY(S) and  
WARRANT(S) to the grantee(s),  
GRANT SCHEXNIDER and  
LAURA GERONON, his wife  
42 E. Chicago

(The Above Space for Recorder's Use)

Chicago, IL 60611  
not as Joint Tenants with the right of survivorship and not as Tenants in Common  
but as Tenants by the Entirety  
to have and to hold, 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.

Dated this 28 day of June, 2000.

WINNEBAGO PROPERTIES, INC.

Andrew Hershoff  
ANDREW HERSHOFF, President

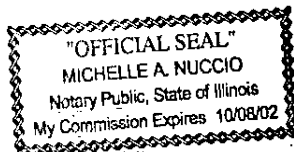
Jerry J. Cedici  
JERRY J. CEDICI, Secretary

Permanent Real Estate Index Number(s): 14-31-308-053-0000  
Address(es) of Real Estate: Unit 4S, 1865-69 N. Winnebago, Chicago, IL 60622

STATE OF ILLINOIS )  
) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY  
CERTIFY that Andrew Hershoff, President and Jerry J. Cedici, Secretary, of Winnebago Properties, Inc.,  
personally known to me to be the same persons 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 notary seal, this 28 day of June, 2000.



Michelle A. Nuccio  
NOTARY PUBLIC

City of Chicago  
Dept. of Revenue  
233433  
Transfer Stamp \$2,625.00  
Batch 03144 56  
18/22/2000 14:36



COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
AUG. 24.00  
REVENUE STAMP

REAL ESTATE  
TRANSFER TAX  
0017500  
FP326670  
# 000003084

**UNOFFICIAL COPY****EXHIBIT A**

UNIT 4S, P-5 AND PO-3 IN THE WINNEBAGO STATION CONDOMINIUM ASSOCIATION, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 13, 14 AND 15 (EXCEPT THE NORTHEASTERLY 27 ½ FEET OF SAID LOTS 13, 14, AND 15), IN BLOCK 12 IN PIERCE'S ADDITION TO HOLSTEIN, A SUBDIVISION OF THE NORTH ½ OF THE SOUTHWEST ¼ OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED DECEMBER 27, 1999 AS DOCUMENT NO. 09195631 IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME.

The tenant of Unit 4S has waived or has failed to exercise the right of first refusal.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same though the provisions of said Declaration were recited and stipulated at length herein.

This deed is subject to:

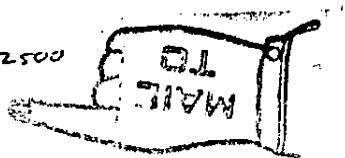
1. Real estate taxes not yet due and payable and for subsequent years;
2. The Declaration;
3. Public and utility easements;
4. Covenants, conditions, restrictions of record as to use and occupancy;
4. Applicable zoning and building laws, ordinances and restrictions,
6. Roads and highways, if any;
7. Provisions of the Condominium Property Act of Illinois;
8. Installments due after the date of closing of assessments established pursuant to the

Declaration; and

9. Acts done or suffered by the Purchaser.

Mail to:

James Larson  
11 S. LaSalle - suite 2500  
Chicago, IL 60603



Sent Subsequent Tax Bills to:

Grant Schenixder  
1865 N. Winnebago, #4S  
Chicago, IL 60622

STATE OF ILLINOIS

STATE TAX



AUG. 24. 00

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000017104

REAL ESTATE  
TRANSFER TAX

0035000

FP 326669