

UNOFFICIAL COPY 00878064

WARRANTY DEED
INDIVIDUAL TO INDIVIDUAL

7226/0068 25 001 Page 1 of 2
2000-11-08 10:10:24
Cook County Recorder 23.50



GIT

4266658 103

The Grantor(s), JOHN GROEN, married to
Pamela Groen and MARK D. VANDERWAL,
Married to Bernadine Lee Vanderwal

of the City of Chicago, County of Cook,
State of Illinois, for and in
in consideration of TEN DOLLARS and 00/100 +/- other good and valuable
consideration CONVEY(S) and WARRANT(S) to GEORGE E. DAVIS, JR.
4610-16 S. Ellis Avenue, Unit Garden South, Chicago, IL

the following described real estate situated in the County of Cook, State
of Illinois, to wit:

UNIT GARDEN SOUTH TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE
COMMON ELEMENTS IN REGENCY RESIDENCE CONDOMINIUM AS DELINEATED AND DEFINED
IN THE DECLARATION RECORDED AS DOCUMENT NO. 00679942, IN THE WEST 1/2 OF THE
SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Also, Grantor grants to grantee the exclusive right to the use of parking
space GS as a limited common element.

Grantor hereby grants to the grantee, its successors and assigns, as right
and easements appurtenant to the subject unit described herein, the rights
and easements for the benefit of said unit set forth in the declaration of
condominium; and grantor reserves to itself, its successors and assigns,
the rights and easements set forth in said declaration for the benefit of
the remaining land described therein.

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

This property does not constitute Homestead Property as to the spouses of
the Grantors, John Groen and Mark D. Vanderwal. There was no prior tenant to
this unit.

Commonly known as: 4610-16 S. Ellis, Unit GS, Chicago, IL 60653

Permanent Real Estate Index Number(s): 20-02-316-012-0000
Effects the property in question and other property.

hereby releasing and waiving all rights under and by virtue of the
Homestead Exemption Laws of the State of Illinois.

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SUBJECT TO: covenants, conditions, and restrictions of record. Document No. (s) _____; _____; and to General Taxes for 2000 and subsequent years.

DATED THIS 30th day of OCTOBER, 2000.

JOHN GROEN

MARK D. VANDERWAL

STATE OF ILLINOIS)
COUNTY OF COOK)

★ 048003 CITY OF CHICAGO ★
★ REAL ESTATE TRANSACTION TAX ★
★ DEPT. OF REVENUE JUN-1'00 703.12 ★
★ RC.11191 ★

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that JOHN GROEN, married to Pamela Groen and MARK D. VANDERWAL, married to Bernadine Lee Vanderwal are 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 own free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and seal this 30th day of OCTOBER, 2000.

Edward V. Sharkey
Notary Public

(SEAL) "OFFICIAL SEAL"
NOTARY PUBLIC
STATE OF ILLINOIS
EDWARD V. SHARKEY
COMMISSION EXPIRES 03/20/04

Commission expires MAY 20, 2004.

This instrument prepared by: EDWARD V. SHARKEY, Atty. at Law,
14105 Lincoln Ave., P. O. Box 27, Dolton, IL 60419

After recording return to:
George E. Davis, Jr.
4616 S. Ellis # B-5
Chg. IL 60653

Send subsequent tax bills to:
GEORGE E. DAVIS JR
4610-16 S. ELLIS GS
CHICAGO, IL 60653

★ ★ ★ ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
703.13
DEPT. OF REVENUE JUN-1'00
PB.11191

048003
★ ★ ★ ★

29492
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
JUN-1'00 DEPT. OF REVENUE
18750
PB.10878

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP JUN-1'00
P.A.11421
93.75
PB.11191

19082800