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GEORGE E. COLE®  
LEGAL FORMS

No. 221 REC  
February 1996



## WARRANTY DEED Joint Tenancy for Illinois

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THIS AGREEMENT made this        day of DEC 22, 1999, between

Joy Z. Seldera (NEVER MARRIED) of the CHICAGO in the County of COOK and State of ILL part        of the first part, and David Breitenbach

Above Space for Recorder's use only

00014720  
1064/0100 04 001 Page 1 of 3  
2000-01-06 11:06:57  
Cook County Recorder 25.50

(Name and Address of Grantees)

parties of the second part, WITNESSETH, That the part y of the first part, for and in consideration of the sum of Ten (\$10.00) Dollars and other good consideration in hand paid, convey s and warrant s to the parties of the second part, not in tenancy in common, but in joint tenancy, the following described Real Estate, to wit:

(See attached legal description)

AC 196454 1 of 2  
SM

situated in the County of Cook, in the State of Illinois, 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 the above granted premises unto the parties of the second part forever, not in tenancy in common, but in joint tenancy.

Permanent Real Estate Index Number(s): 11-29-308-019-1008

Address(es) of Real Estate: Unit 4-B, 7457 N. Sheridan Road, Chicago, Illinois

IN WITNESS WHEREOF, the part        of the first part ha        hereunto set        hand        and seal        the day and year first above written.

K. Seldera M.D. (SEAL)  
(Joy Z. Seldera)  
       (SEAL)  
       (SEAL)  
       (SEAL)

Please print or type name(s) below signature(s)

Kent Elliott Novit, 100 North LaSalle St., Chicago, Illinois

This instrument was prepared by       

Send subsequent tax bills to DAVID BREITENBACH, 7457 N. SHERIDAN RD, UNIT 4-B, CHICAGO, ILL 60626 (Name and Address)

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00014720

STATE OF IL  
COUNTY OF COOK

I, KENT NOVIT a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that

JOY SELPERA personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of her instead.

Given under my hand and official seal, this 22 day of DEC 199

"OFFICIAL SEAL"  
KENT ELLIOTT NOVIT  
Notary Public, State of Illinois  
My Commission Expires 04/20/01

[Signature]  
Notary Public

Commission expires 4/20/2001

City of Chicago Real Estate  
Dept. of Revenue Transfer Stamp  
218421 \$900.00



01/03/2000 09:24 Batch 05073 4

Box  
**Warranty Deed**  
JOINT TENANCY FOR ILLINOIS

TO	TO	TO	TO	TO	TO
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ADDRESS OF PROPERTY:



MAIL TO: NANCY CARPER, ESQ  
407 S. DEARBORN, SUITE 1235  
CHICAGO, IL 60605

GEORGE E. COLE  
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## LEGAL DESCRIPTION:

UNIT NO. 4-"B" AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

THAT PART OF LOT 2 IN BLOCK 6 IN BIRCHWOOD BEACH, BOUNDED AND DESCRIBED AS FOLLOWS:

ON THE NORTH BY A LINE PARALLEL WITH AND DISTANT SOUTH 100 FEET FROM THE NORTH LINE OF SAID LOT AS MEASURED AT RIGHT ANGLES THERETO; ON THE EAST BY THE EAST LINE OF SAID LOT; ON THE SOUTH BY A LINE PARALLEL WITH AND DISTANT SOUTH 150 FEET FROM THE NORTH LINE OF SAID LOT, AS MEASURED AT RIGHT ANGLES THERETO AND ON THE WEST BY THE WEST LINE OF SAID LOT, ALL SITUATED IN BIRCHWOOD BEACH IN SECTION 22, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 19936661; TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX	0006000	FP326670
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# 0008075897

COOK COUNTY REAL ESTATE TRANSACTION TAX	JAN - 5.00	REVENUE STAMP
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COOK COUNTY TAX

STATE TAX	JAN - 5.00
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STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX	0012000	FP326660
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