



Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY**

UNOFFICIAL COPY

0010039958

55.3/0071 34 001 Page 1 of 3
2001-01-17 11:34:21
Cook County Recorder 25.50



0010039958

GIT

GIT 426507613mJ

THE GRANTOR(S), Maria Kornas of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Wattanachai Wattanachot and Panvadee Boonprasit, husband and wife, not as joint tenants (GRANTEE'S ADDRESS) 5037 North Western Avenue, Chicago, Illinois 60628 and not as tenants in common** of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**but as tenants by the entirety

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) the Act and Code; (c) the Condominium Documents, including all amendments and exhibits thereto; (d) applicable zoning and building laws and ordinances; (e) acts done or suffered by Purchaser or anyone claiming by, through, or under Purchaser; (f) easements, agreements, conditions, covenants, and restrictions of record; if any; (g) leases and licenses affecting the Common Elements or Purchaser; and (h) liens and other matters of title over which the Title Insurer, as hereinafter defined, is willing to insure without cost to Purchaser.

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

This is not homestead Property as to Grantor

Permanent Real Estate Index Number(s): 13-02-430-011-0000, 13-02-430-010-0000

Address(es) of Real Estate: Unit 1C; 5625 North Kimball Avenue, Chicago, Illinois 60659

Dated this 27th day of DECEMBER, 2001

Maria Kornas
Maria Kornas

★ 0 4 9 0 3 0 ★
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
★
★ DEPT. OF ★
★ REVENUE ★
★ JAN-2'01 ★
★ RB.11191 ★
★ 300.00 ★

0 9 6 4 5 8
Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP JAN-2'01
P.B.11421
66.00

1 3 0 5 7 9
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
★ ★ ★
★ DEPT. OF ★
★ REVENUE ★
★ JAN-2'01 ★
★ RB.10678 ★
32.00

STATE OF ILLINOIS, COUNTY OF DeKalb ss**UNOFFICIAL COPY**

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Maria Kornas 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 free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 27th day of DECEMBER, 2000



(Notary Public)

Prepared By: John L. Janczur
140 South Dearborn Street
Chicago, Illinois 60603-5202

Mail To:

Horst R. Seyferth
4003 North Elston Avenue
Chicago, Illinois 60618



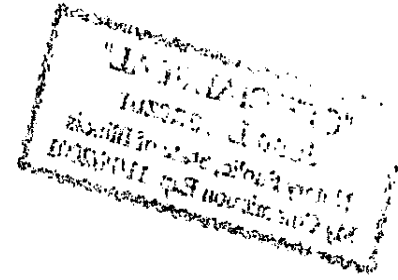
MAIL TO

Name & Address of Taxpayer:

Wattacha Watanachoi and Buonaprajit Pannadez
Unit 1C; 5625 North Kimball Avenue
Chicago, Illinois 60659

County Clerk's Office

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Property of Cook County Clerk's Office

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0010039958

LEGAL DESCRIPTION RIDER

PARCEL 1: UNIT 1C TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 5625 NORTH KIMBALL AVENUE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0010019172, IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 40 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. 15, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. S2, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE THE OPTION TO PURCHASE THE SUBJECT UNIT, OR THE TENANT DID NOT HAVE AN OPTION TO PURCHASE.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS 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.