

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 21st day of February, 19 2001

between SHERRY RONTAL married to Ben Rontal and
LINDA JACOBSON married to Mark Howard Jacobson -

each as to City of Lincolnwood in the County of Cook

an un-
divided and State of Illinois part of the first

1/2 part, and FRED W. EPHREM ~~and MARK HOWARD JACOBSON~~
interest

5642 N. Talman, Chicago, IL
(Name and Address of Grantees)

parties of the second part, WITNESSETH, That the part of the first

part, for and in consideration of the sum of Ten and 00/100

(\$10.00) Dollars and other valuable consideration

 in hand paid, convey

and warrant to the parties of the second part, in tenancy in common, but in joint tenancy, the following described Real Estate, to-wit:

Above Space for Recorder's Use Only

Legal description attached hereto and made a part hereof, marked as Exhibit "A"

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): 10-34-102-022-1035

Address(es) of Real Estate: 4601 West Touhy Avenue, Unit #407, Lincolnwood, IL 60712

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

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

Sherry Rontal (SEAL)
Sherry Rontal
Linda Jacobson (SEAL)
Linda Jacobson
Ben Rontal (SEAL)
Ben Rontal
Mark Howard Jacobson (SEAL)
Mark Howard Jacobson

This instrument was prepared by Lawrence Rolla, 542 S. Dearborn, Chicago, IL 60605
(Name and Address)

Send subsequent tax bills to Fred Ephrem & ~~Mark Howard Jacobson~~ 4601 W. Touhy #407 Lincolnwood IL 60712
(Name and Address)

BOX 333-CTI

Handwritten notes on the left margin: "need sherry", "each as to", "an un-divided", "1/2 part", "interest", "5642 N. Talman", "CTIC 7 of 3", "2001302/84 F1", "H Miller", "2001302/84 F1 CTIC 7 of 3", "H Miller".

Watermark: "Cook County Clerk's Office"

UNOFFICIAL COPY

Box _____

Warranty Deed

JOINT TENANCY FOR ILLINOIS

TO _____

ADDRESS OF PROPERTY: _____

MAIL TO: _____
Law Office of Harold Yonson

1 N. La Salle # 3100

Chicago IL 60602

GEORGE E. COLE
LEGAL FORMS

STATE OF ILLINOIS

STATE TAX

FEB. 22. 01

REAL ESTATE TRANSFER TAX

DEPARTMENT OF REVENUE

0000003699

0013650
FP 102808

COOK COUNTY

COUNTY TAX

REAL ESTATE TRANSACTION TAX

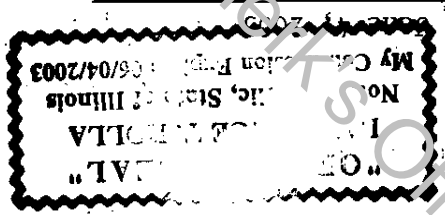
REVENUE STAMP

FEB 22. 01

REAL ESTATE TRANSFER TAX

207E000000

0006825
FP 102802



[Signature]
Notary Public

Given under my hand and official seal, this _____ day of February 19 2001

instrument as _____ free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

personally known to me to be the same person _____ whose names _____ are _____ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that _____ they _____ signed, sealed and delivered the said

State aforesaid, DO HEREBY CERTIFY that _____ Sherry Rontal married to Ben Rontal and Linda Jacobson _____ a Notary Public in and for the said County, in the _____ Lawrence Rolla

STATE OF _____ Illinois _____ Cook _____ COUNTY OF _____ ss. _____

UNOFFICIAL COPY

UNIT NO. 407 AS DELINEATED ON THE SURVEY OF THE FOLLOWING PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS THE "DEVELOPMENT PARCEL"):

THAT PART OF THE NORTH HALF (EXCEPT THE SOUTH 420 FEET AND EXCEPT THE WEST 33 FEET TAKEN FOR KILPATRICK AVENUE AND THE NORTH 40 FEET TAKEN FOR TOUHY AVENUE) OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST OF THE RAILROAD RIGHT OF WAY IN COOK COUNTY, ILLINOIS:

ALSO;

THAT PART OF THE WESTERLY 15.0 FEET OF THE RIGHT OF WAY OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY IN THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY, SAID POINT BEING 40.0 FEET SOUTH OF THE CENTER LINE OF TOUHY AVENUE; THENCE SOUTHERLY ALONG SAID WESTERLY RIGHT OF WAY LINE 200.0 FEET; THENCE EASTERLY AT RIGHT ANGLES TO SAID RIGHT OF WAY LINE. 15.0 FEET; THENCE NORTHERLY PARALLEL WITH SAID WESTERLY RIGHT OF WAY LINE, 196.39 FEET TO A POINT 40.0 FEET SOUTH OF THE CENTER LINE OF TOUHY AVENUE; 15.43 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO CONDOMINIUM DECLARATION MADE BY THE EXCHANGE NATIONAL BANK OF CHICAGO AS TRUSTEE UNDER ITS TRUST NO. 29524 DATED OCTOBER 15, 1974, WHICH CONDOMINIUM DECLARATION IS RECORDED WITH THE RECORDER OF COOK COUNTY AS DOCUMENT NO. 23543366, TOGETHER WITH AN UNDIVIDED .713 PER CENT INTEREST IN SAID DEVELOPMENT PARCEL (EXCEPTING FROM SAID DEVELOPMENT PARCEL ALL OF THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID CONDOMINIUM DECLARATION AND SURVEY): AND ALSO TOGETHER WITH A PERPETUAL EASEMENT CONSISTING OF THE RIGHT TO USE FOR PARKING PURPOSES PARKING SPACE(S) NO. 47 AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "A" TO THE SAID CONDOMINIUM DECLARATION.