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2001-02-20 11:25:39  
Cook County Recorder 25.50



WARRANTY DEED

THE GRANTOR(s), **KATHLEEN LANIGAN, A NEVER MARRIED PERSON**, of 40 E. CEDAR AVE., UNIT 20-D, CHICAGO, IL., for the consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANTS(s) to: **IVAN MITROVIC and MARINA LUCIC**, GRANTEE(s), of 850 MARGATE TERRACE, CHICAGO, IL., all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

*Husband & Wife*  
*[Handwritten signature]*

SEE ATTACHED LEGAL DESCRIPTION.

Subject to: General real estate taxes for the year 2000, et seq., and to the conditions, easements and restrictions of record, if any.

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 said premises ~~AS JOINT TENANTS WITH RIGHT~~

~~AND SURVIVORSHIP~~ NOT AS JOINT TENANTS, NOT AS TENANTS IN COMMON  
BUT AS TENANTS BY THE ENTIRETY  
Permanent Real Estate Index Number(s): 17-03-201-019-1071  
Address of Real Estate: 40 E. CEDAR AVE., UNIT 20-D, CHICAGO, IL.

DATED: December 28, 2000

*Kathleen Lanigan* (SEAL)  
KATHLEEN LANIGAN

P.N.T.N.



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UNIT NO. 20-D IN FORTY EAST CEDAR STREET CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THAT PORTION OF LOTS 8, 9 AND 10 (TAKEN AS A TRACT), IN THE ASSESSOR'S DIVISION OF BLOCK 2 IN THE SUBDIVISION BY THE COMMISSIONERS OF THE ILLINOIS AND MICHIGAN CANAL OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE OF CEDAR STREET, 5 FEET WEST OF THE SOUTH EAST CORNER OF SAID LOT 9, RUNNING THENCE WEST ON THE SAID NORTH LINE OF CEDAR STREET, 83 FEET; THENCE NORTH AT RIGHT ANGLES WITH SAID NORTH LINE OF CEDAR STREET, 83 FEET; THENCE NORTH AT RIGHT ANGLES WITH SAID NORTH LINE OF CEDAR STREET, 145-5/10 FEET, MORE OR LESS, TO THE NORTH LINE OF SAID LOT 9, THENCE EAST ALONG THE NORTH LINE OF SAID LOT 9 AND THE NORTH LINE OF SAID LOT 10 TO THE SOUTHWEST CORNER OF LOT 5 IN TALBOT'S SUBDIVISION OF LOTS 15 TO 20, BOTH INCLUSIVE, IN HEALY'S SUBDIVISION OF LOT 1, THE NORTH 1/2 OF LOT 11 AND PART OF LOT 10 IN ASSESSOR'S DIVISION OF BLOCK 2 AFORESAID; THENCE SOUTH ALONG THE WEST LINE OF LOT 5 AFORESAID PRODUCED SOUTH 20 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE OF LOT 10 AFORESAID, 5 FEET; THENCE SOUTH 125-5/10 FEET, MORE OR LESS, TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS, (HEREINAFTER REFERRED TO AS 'PARCEL'): WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM MADE BY FIRST BANK OF OAK PARK, AS TRUSTEE UNDER TRUST NUMBER 10400, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 24203714, TOGETHER WITH AN UNDIVIDED 1.35 PERCENT INTEREST IN SAID PARCEL (EXCEPT FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO), ALL IN COOK COUNTY, ILLINOIS.

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