

UNOFFICIAL COPY 0010661824

Warranty Deed TENANCY BY THE ENTIRETY Statutory (ILLINOIS) (Individual to Individual)

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THE GRANTOR (NAME AND ADDRESS) James W. Grossmann and Carlotta Romano Grossmann,

his wife, 1606 N. Mohawk, Unit C.

FIRST AMERICAN TITLE order # 19777162 (The Above Space For Recorder's Use Only)

of the City Chicago, Cook County of Illinois State of

for and in consideration of ten and 00/100---DOLLARS, in hand paid, CONVEY and WARRANT to David W. Kennedy and Cristina R. Kennedy, 207 Lakeview Dr., Moon Township, PA 15108

(NAMES AND ADDRESS OF GRANTEES)

as husband and wife, not as Joint Tenants with rights of survivorship, nor as Tenants in Common, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of in the State of Illinois, to wit: (See reverse side for legal description.) 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 husband and wife, not as Joint Tenants nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever. SUBJECT TO: General taxes for 2000 and subsequent years and all covenants, restrictions of record.

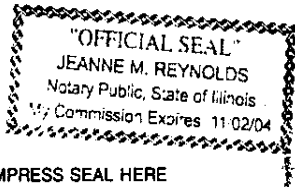
Permanent Index Number (PIN): 14 33 325 070 1003

Address(es) of Real Estate: 1606 N. Mohawk, Unit C, Chicago, IL 60614

DATED this 9th day of July, 2001

James W. Grossmann (SEAL) Carlotta Romano Grossmann (SEAL) PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James W. Grossmann and Carlotta Romano Grossmann



personally known to me to be the same persons 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 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 17th day of July, 2001

Commission expires NOTARY PUBLIC

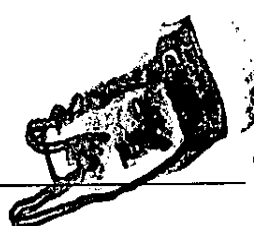
This instrument was prepared by Jeanne M. Reynolds, 111 W. Washington, Chicago, IL (NAME AND ADDRESS)

\*If Grantor is also Grantee you may wish to strike Release and Waiver of Homestead Rights.

Legal Description

of premises commonly known as 1606 N. Mohawk, Unit C. Chicago, IL 60614

A TRACT OF LAND COMPRISING ALL LOTS AND ALLEYS (INCLUDING ALL LOTS AND PORTIONS OF LOTS FORMERLY TAKEN FOR THE OPENING OF OGDEN AVENUE), IN THE BLOCK BOUNDED ON THE NORTH BY WEST EUGENIE STREET, ON THE SOUTH BY WEST NORTH AVENUE, AS WIDENED PER DOCUMENT 21550017 ON THE EAST BY NORTH MOHAWK STREET, AND ON THE WEST BY NORTH LARRABEE STREET, AND TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS THAT PART OF LOTS 1 THROUGH 11, BOTH INCLUSIVE, AND LOTS 93 THROUGH 117, BOTH INCLUSIVE, AND ADJOINING VACANT ALLEYS, ALL IN C.J. HULL'S SUBDIVISION OF THE NORTH 1/2 AND NORTH 1/2 OF THE SOUTH EAST 1/4 AND THE EAST 1/2 OF THE WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE OF THE EAST LINE OF NORTH LARRABEE STREET, AND THE NORTH LINE OF WEST NORTH AVENUE AS WIDENED BY CITY ORDINANCE RECORDED JUNE 4, 1971 AS DOCUMENT NUMBER 21550017; THENCE NORTH ALONG THE EAST LINE OF NORTH LARRABEE STREET, A DISTANCE OF 390.52 FEET, MORE OR LESS, TO A POINT WHICH IS 173.33 FEET SOUTH OF THE SOUTH LINE OF WEST EUGENIE STREET, THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET 65.50 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF NORTH LARRABEE STREET 17.33 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET, 19.0 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF NORTH LARRABEE STREET 21.0 FEET, THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET, 109.07 FEET; THENCE SOUTH PARALLEL WITH THE WEST LINE OF NORTH MOHAWK STREET, 109.33 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET, 68.50 FEET TO THE WEST LINE OF NORTH MOHAWK STREET, THENCE SOUTH ALONG THE WEST LINE OF NORTH MOHAWK STREET, 242.84 FEET TO THE NORTH LINE OF WEST NORTH AVENUE, AS WIDENED THENCE WEST ALONG THE NORTH LINE OF WEST NORTH AVENUE, AS WIDENED, 262.07 FEET TO THE POINT OF BEGINNING WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 88197169, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.



SEND SUBSEQUENT TAX BILLS TO:

MAIL TO:

Susan Allen (Name)
1400 Ashland (Address)
River Forest, Il 60305 (City, State and Zip)

Mr and Mrs. David Kennedy (Name)
1606 N. Mohawk, #C (Address)
Chicago, IL 60614 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO.

# UNOFFICIAL COPY

FIRST AMERICAN TITLE INSURANCE COMPANY  
30 North La Salle, Suite 300, Chicago, IL 60602

ALTA Commitment  
Schedule C

File No.: C9717162

10661824

LEGAL DESCRIPTION:

UNIT NUMBER 1606-C IN LARRABEE COMMONS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A TRACT OF LAND COMPRISING ALL LOTS AND ALLEYS (INCLUDING ALL LOTS AND PORTIONS OF LOTS FORMERLY TAKEN FOR THE OPENING OF OGDEN AVENUE), IN THE BLOCK BOUNDED ON THE NORTH BY WEST EUGENIE STREET, ON THE SOUTH BY WEST NORTH AVENUE, AS WIDENED PER DOCUMENT 21550017 ON THE EAST BY NORTH MOHAWK STREET, AND ON THE WEST BY NORTH LARRABEE STREET, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS THAT PART OF LOTS 1 THROUGH 11, BOTH INCLUSIVE, AND LOTS 93 THROUGH 117, BOTH INCLUSIVE, AND ADJOINING VACATED ALLEYS, ALL IN C. J. HULL'S SUBDIVISION OF BLOCK 53 OF CANAL TRUSTEES' SUBDIVISION OF THE NORTH 1/2 AND THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE EAST LINE OF NORTH LARRABEE STREET, AND THE NORTH LINE OR WEST NORTH AVENUE AS WIDENED BY CITY ORDINANCE RECORDED JUNE 4, 1971 AS DOCUMENT NUMBER 21550017; THENCE NORTH ALONG THE EAST LINE OF NORTH LARRABEE STREET A DISTANCE OF 390.52 FEET, MORE OR LESS, TO A POINT WHICH IS 173.33 FEET SOUTH OF THE SOUTH LINE OF WEST EUGENIE STREET, THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET 65.50 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF NORTH LARRABEE STREET, 17.33 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET, 19.00 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF NORTH LARRABEE STREET, 21.00 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET, 109.07 FEET; THENCE SOUTH PARALLEL WITH THE WEST LINE OF NORTH MOHAWK STREET, 109.33 FEET, THENCE EAST PARALLEL WITH THE SOUTH LINE OF WEST EUGENIE STREET, 68.50 FEET TO THE WEST LINE OF NORTH MOHAWK STREET; THENCE SOUTH ALONG THE WEST LINE OF NORTH MOHAWK STREET, 242.84 FEET TO THE NORTH LINE OF WEST NORTH AVENUE, AS WIDENED; THENCE WEST ALONG THE NORTH LINE OF WEST NORTH AVENUE, AS WIDENED, 262.07 FEET TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 88197169, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

STATE OF ILLINOIS

STATE TAX

DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX

JUL. 20. 01

# 0000030761

REAL ESTATE TRANSFER TAX	0052250
FP326669	

Property of Cook County Clerk's Office

COOK COUNTY

COUNTY TAX

REAL ESTATE TRANSACTION TAX

JUL. 20. 01

REVENUE \$ (M)

# 0000058139

REAL ESTATE TRANSFER TAX	0026125
FP326670	

City of Chicago

Dept. of Revenue

256434

07/21/2001 10:39 Batch 03792 5

Real Estate Transfer Stamp

\$3,918.75

