

UNOFFICIAL COPY

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2000-02-14 10:40:18
Cook County Recorder 23.50

WARRANTY DEED
Illinois Statutory
Individual to Individual



The grantor Robert A. Svencner, married to Donna M. Svencner, of the village of Lansing, County of Cook, State of Illinois, for and in consideration of TEN (\$10.00) AND NO/100THS DOLLARS and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Linnie M. Nixon, of 18750 E. Salem Court, #304, Lansing, Illinois 60438, the following described Real Estate situated in the County of COOK, in the State of Illinois, to wit:

Lin

LEGAL DESCRIPTION IS ON THE REVERSE SIDE.

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 forever. This is not homestead property as to the spouse of the grantor.

DATED this 9th day of February, 2000.

Robert A. Svencner (SEAL)
Robert A. Svencner

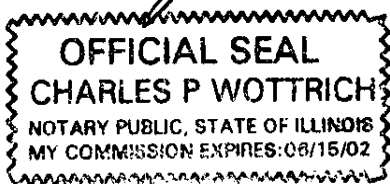
SAS-A DIVISION OF INTERCOUNTY

515866570A

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 Robert A. Svencner, married to Donna M. Svencner, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 9th day of February, 2000.

Charles P. Wottrich
Notary Public



LEGAL DESCRIPTION:

UNIT 4-17 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN FOREST GLEN CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 90036197, IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common address: 2345 185th Court, Unit #17
Lansing, Illinois 60438

P.I.N.: 29-36-410-003-1104

Subject to general real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises, public and utility easements which serve the premises; public roads and highways, if any; party wall rights and agreements, if any; and limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	# 0000011821	REAL ESTATE TRANSFER TAX
	FEB. 10.00		0002350
	REVENUE STAMP		FP326679

This instrument was prepared by Charles P. Wottrich, Attorney at Law, 2629 Flossmoor Road, Flossmoor, Illinois 60422-0399.

MAIL TO:
Lennie M. Nifon
2345 185th Ct Unit 17
Lansing, IL 60438
RECORDER'S OFFICE BOX NO _____

SEND SUBSEQUENT TAX BILLS TO:
Lennie M. Nifon
2345 185th Ct. Unit # 17
Lansing, IL 60438



STATE TAX	STATE OF ILLINOIS	# 000011837	REAL ESTATE TRANSFER TAX
	FEB. 10.00		0004700
	COOK COUNTY		FP326700