

# UNOFFICIAL COPY

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2001-10-11 08:55:24  
Cook County Recorder 29.50

WARRANTY DEED



0010943367

COOK COUNTY  
RECORDER  
EUGENE "GENE" MOORE  
BRIDGEVIEW OFFICE

TICOR TITLE - 473406

I, Jeanne Marie Collachia, GRANTOR, of the City of Los Angeles, County of Los Angeles, State of California for the sum of \$88,000 (eighty-eight thousand U.S. dollars) and other good and valuable consideration CONVEY AND WARRANT TO:

PATRICIA ANN RYAN, AND JAMES P. RYAN  
A single woman, A SINGLE MAN

As Joint Tenants with right of Survivorship.

The following real estate situated in Cook County Illinois, described as follows:

1) Unit No. 301, as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"): Lots 1 to 6, both inclusive, and the North 3 1/2 feet of Lot 7 and the East 1/2 of vacated alley West of and adjoining said Lots 1 to 6 and South 1/2 of vacated alley West both and adjoining Lots 1 to 6 and said North 3 1/2 feet of Lot 7 in Block 1 in Charles Wadsworth's Subdivision, of the East 661.05 feet of the South 120 acres of the Southeast 1/4 of Section 10, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois which survey is attached as Exhibit "A" to Declaration made by Marquette National Bank, National Banking Association, as Trustee under Trust Agreement Dated October 3, 1972 known as Trust Number 5901, recorded in the Office of The Recorder of Deeds, Cook County, Illinois as document No. 22866854; together with an undivided 4.0827 % interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and Survey) in Cook County Illinois.

Grantor also grants to Grantee, her successors and assigns, rights and easements appurtenant to the above described real estate, originally created for the benefit of said property by Declaration which reserved to Trust Number 5901 Marquette National Bank, its successors and assigns, the rights and easements for the benefit of said property set forth in the aforesaid Declaration. In addition to the rights and

Village of Oak Lawn	Real Estate Transfer Tax	\$300	Village of Oak Lawn	Real Estate Transfer Tax	\$20
Village of Oak Lawn	Real Estate Transfer Tax	\$100	Village of Oak Lawn	Real Estate Transfer Tax	\$20


SP

WARRANTY DEED

Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS



OCT. 10. 01

COOK COUNTY


# 0000001159

REAL ESTATE TRANSFER TAX
00088.00
FP351010

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



OCT. 10. 01

REVENUE STAMP

# 0000006860

REAL ESTATE TRANSFER TAX
00044.00
FP351021

easements created in said original Declaration, said Declaration has been subsequently amended and/or expanded by Crawford Terrace Condominium Association for the benefit of the remaining property described above, known as Crawford Terrace Condominium located at 10002 South Pulaski Road; Oak Lawn, Illinois. Grantee take said property subject to Declaration attached hereto as "Exhibit B" which reserves rights and easements for the benefit of the remaining property known as Crawford Terrace Condominium located at 10002 South Pulaski Road; Oak Lawn, Illinois.

This CONDOMINIUM DEED is subject to all rights, easements, restrictions, conditions, covenants, and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated in full herein.

2) Exclusive Use of and Right to Park in GARAGE 11 described in Exhibit "C" and located on the premises commonly known as Crawford Terrace Condominium. Exclusive Use and Right to Park is, however, subject to terms and conditions of the aforementioned Declaration.

THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF THE GRANTOR.

GRANTOR grants to GRANTEE the above described property ownership in FEE SIMPLE to have and to hold the premises with all rights and privileges belonging thereunto to the use of the GRANTEE and her heirs and assigns forever. The GRANTOR for herself and her heirs and assigns, covenants 1) the GRANTOR is lawfully seized in fee simple of the premises 2) the GRANTOR has the right to convey this property in fee simple 3) that the above described property is free from all encumbrances.

Permanent Real Estate Index Number: 24-10-407-058-1014  
Address of Real Estate: 10002 South Pulaski Road Unit 301; Oak Lawn, Illinois 60453

Dated the 22nd day of September 2001

*Jeanne Marie Collachia*

Jeanne Marie Collachia

**Acknowledgment**

I the undersigned, a Notary Public in and for the County of Los Angeles, State of California DO HEREBY CERTIFY THAT JEANNE MARIE COLLACHIA proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, **WARRANTY DEED**, and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument said person, JEANNE MARIE COLLACHIA executed the instrument. JEANNE MARIE COLLACHIA acknowledged that she signed, sealed and delivered said instrument as her voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of homestead.

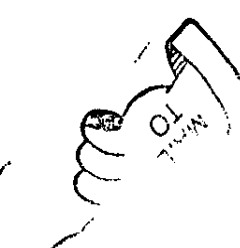
Given under my hand and official seal this 22<sup>nd</sup> day of September 2001.

  
\_\_\_\_\_  
NOTARY PUBLIC

Notary Public in and for Los Angeles County  
State of California  
My commission expires 4/01/04

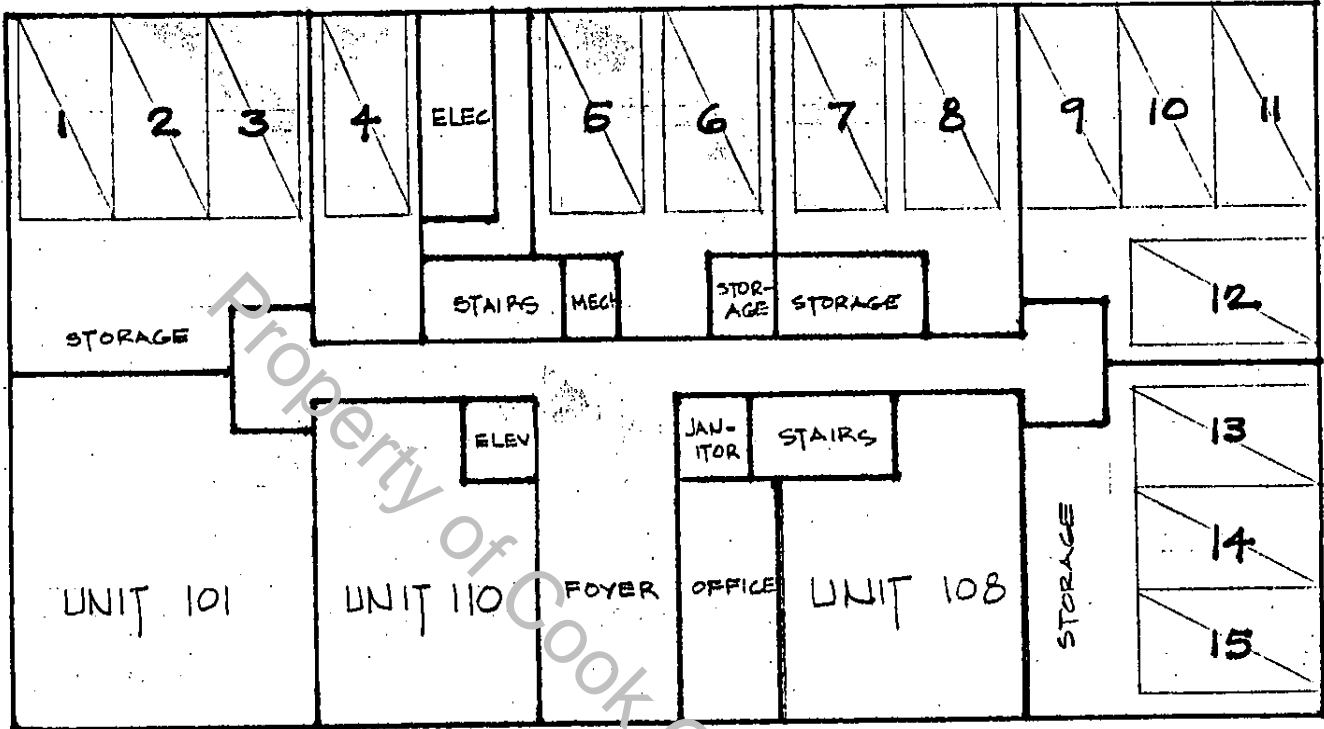


MAIL TO:  
Patricia Ann Ryan  
10002 South Pulaski Road #301  
Oak Lawn, Illinois 60453



SEND SUBSEQUENT TAX BILLS TO:  
Patricia Ann Ryan  
10002 South Pulaski Road #301  
Oak Lawn, Illinois 60453

REAR DRIVE



NO SCALE

N ↗

CRAWFORD

AVE.

PARKING STALL  
LAYOUT

EXHIBIT "C"