

Warranty Deed

Statutory (Illinois) Joint Tenancy
Individual to Individual

The GRANTORS, **Aurel Rusu and Estera Rusu,**
His Wife, and **Ana M. Balint and Danut Balint,**
Her Husband,



1158764 1/3

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten & 00/100 Dollars, in hand paid,
CONVEY and WARRANT to

M. A.
Lisa Lenz and Lynn Lenz, of 5911 N. Central Park, Chicago, IL 60659

2/28

Not in Tenancy in Common, but in **JOINT TENANCY**, all interest in the following described Real Estate situated in the
County of Cook in the State of Illinois, to wit:

Parcel 1: Unit 5836-1 in the 5840 N. St. Louis Condominiums, as delineated on a Survey of the following described real estate: Lots 6 and 7 in Block 2 in Britiganwood, a Subdivision of the South 1/2 of the Northwest 1/4 of the Southeast 1/4 (except the West 33 feet thereof) and of that part of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 lying West of the West line of the right of way of the North Shore Channel Sanitary District of Chicago, in Section 2, Township 40 North, Range 13, East of the Third Principal Meridian, which Survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document No. 00075865, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2: The exclusive right to use of P-1, a limited common element, as delineated on the Survey attached to the Declaration aforesaid.

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 not in tenancy in common, but in Joint Tenancy forever.

Grantor also hereby grants to the Grantee, its successors and assigns, rights and easements appurtenant to the subject unit described herein, rights and easements for the benefit of said unit set forth in the Declaration of Condominium; and Grantor reserves to itself, its successors and assigns as the rights and easements set forth in said Declaration for the benefit of the remaining property described therein. This deed is subject to all easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration are recited and stipulated at length herein.

SUBJECT TO: General real estate taxes for 2000 and subsequent years.

Permanent Real Estate Index Number(s): 13-02-410-024 & 13-02-410-025 (Affect underlying land)

Address(es) of Real Estate: 5840 N. St. Louis, Unit 1S, Chicago, Illinois 60659

Dated this 31st day of January, 2000.

Aurel Rusu (SEAL)
AUREL RUSU

Estera Rusu (SEAL)
ESTERA RUSU

Ana M. Balint (SEAL)
ANA M. BALINT

Danut Balint (SEAL)
DANUT BALINT

ATGF, INC

UNOFFICIAL COPY

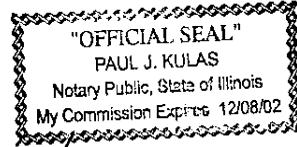
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State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that
Aurel Rusu and Estera Rusu, His Wife, and Ana M. Balint and Danut Balint, Her Husband,

personally known to me to be the 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 seal, this 31st day of January, 2000.





Commission expires: 12-8-2002


Paul J. Kulas
Notary Public

This instrument prepared by: Law Offices of Kulas & Kulas, 2329 W. Chicago, Chicago, Illinois 60622

STATE OF ILLINOIS	
STATE TAX	REAL ESTATE TRANSFER TAX
	FEB. 21.00
# 0000006684	0017000
	FP326652

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
COUNTY TAX	FEB. 22.00
	0008500
# 0000006697	FP326665

CITY OF CHICAGO	
CITY TAX	REAL ESTATE TRANSFER TAX
	FEB. 22.00
# 0000004843	0090000
	FP326650

CITY OF CHICAGO	
CITY TAX	REAL ESTATE TRANSFER TAX
	FEB. 22.00
# 7892000000	0037500
	FP326650

Mail to:

HERBERT V. HEDEEN
ATTORNEY AT LAW
1117 W. BELMONT
CHICAGO, ILL 60657-3312

Send subsequent tax bills to:

LISA + LYNN LENZ
5840 N. ST. LOUIS - UNIT 1-S
CHICAGO, IL 60659

