

**WARRANTY DEED
TENANTS BY THE ENTIRETY**

THE GRANTOR

RACINE POINT, INC.,
an Illinois Corporation created under and by
virtue of the laws of the State of Illinois, for
and in consideration of the sum of Ten and
00/100 Dollars (\$10.00), and other good and
valuable consideration in hand paid,
GRANTS and CONVEYS to

22030204
545034840 CT1
10/2



0020577079

THE ABOVE SPACE FOR RECORDER'S USE ONLY

3
CW

BRIAN E. KALATA AND CONSTANCE MUELLER, Husband and Wife, whose address is 3301 N. Lakewood, #2R, Chicago, IL 60657, TO HAVE AND TO HOLD said premises not as joint tenants or tenants in common, but as TENANTS BY THE ENTIRETY the following described real estate situated in the County of Cook, in the State of ILLINOIS, to wit:

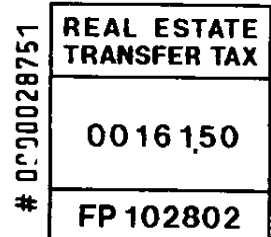
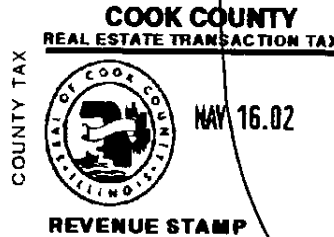
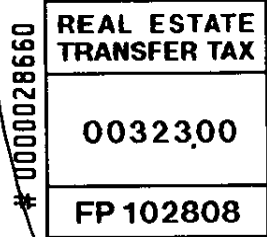
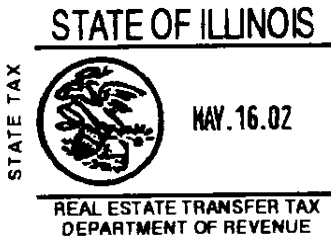
As legally described in Exhibit A, attached hereto, and made a part hereof.

Permanent Real Estate Index Number: 14-17-125-012-0000

Common Address: 4438 N. Racine, #E, Chicago, Illinois, 60640

Together with the appurtenances thereunto belonging, or in anywise appertaining, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the Property TO HAVE AND TO HOLD the Property, unto the Grantee, his/her/their heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant to the Grantee, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the Property is, or may be, in any manner encumbered or charged, except as herein recited; and it WILL WARRANT AND DEFEND, against all persons lawfully claiming by, through or under it.



BOX 333-CTI

UNOFFICIAL COPY

In Witness Whereof, said Grantor has caused its name to be signed by its President and attested by its Secretary this ___ day of April, 2002.

RACINE POINT, INC.

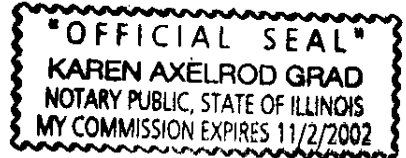
BY: [Signature]
ADAM VAINBERG, President

ATTEST [Signature]
VICTOR DIMENT, Secretary

STATE OF ILLINOIS)
) SS
COUNTY OF LAKE)

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY that ADAM VAINBERG, personally known to me to be the PRESIDENT of RACINE POINT, INC. corporation, and VICTOR DIMENT personally known to me to be the SECRETARY of said corporation, and 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 severally acknowledged that they signed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 23rd day of April, 2002.



[Signature]
Notary Public

Future Taxes to:

Brian E. Kalata and Constance Mueller
4438 N. Kenmore, #E
Chicago, IL 60640

Return this document to:

Morton J. Rubin, Esq.
Attorney at Law
3100 Dundee Road, Suite #502
Northbrook, IL 60062

This Instrument was Prepared by: Karen A. Grad
Whose Address is: 1946 Lehigh Ave., Unit E, Glenview, Illinois, 60025

Subject to: (i) general real estate taxes not yet due and payable; (ii) the Declaration, as amended from time to time; (iii) the plat of subdivision; (iv) private, public and utility easements; (v) covenants, conditions, restrictions, building lines and encroachments of record so long as they do not interfere with Purchaser's use and enjoyment of property as a residential dwelling; (vi) applicable zoning and building laws and ordinances and other ordinances of record; and (vii) acts done or suffered by the Purchaser.

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UNOFFICIAL COPY

EXHIBIT A

PARCEL 1:

UNIT "E" IN RACINE COMMON TOWNHOMES DESCRIBED AS FOLLOWS: THAT PART OF THE SOUTH 40.00 FEET OF LOT 4 AND THE NORTH 20.00 FEET OF LOT 5 IN THE SUBDIVISION OF THE EAST 199.00 FEET OF THE SOUTH 1/4 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF THE EAST LINE OF SAID LOT 5 WITH THE SOUTH LINE OF THE NORTH 20.00 FEET OF SAID LOT 5; THENCE SOUTH 89 DEGREES 29 MINUTES 11 SECONDS WEST ALONG THE SAID SOUTH LINE, A DISTANCE OF 22.68 FEET TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED; THENCE CONTINUING ALONG THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 17.80 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 41.92 FEET; THENCE NORTH 89 DEGREES 25 MINUTES 07 SECONDS EAST, A DISTANCE OF 17.62 FEET; THENCE SOUTH 00 DEGREES 14 MINUTES 02 SECONDS EAST, A DISTANCE OF 41.94 FEET TO THE POINT OF BEGINNING.

PARCEL 2: EASEMENTS FOR PEDESTRIAN, VEHICULAR, INGRESS AND EGRESS ACROSS THE COMMON DRIVEWAY AREA AND EASEMENTS FOR PEDESTRIAN INGRESS AND EGRESS ACROSS THE COMMON AREA AS CREATED BY DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS FOR RACINE COMMON TOWNHOMES RECORDED JANUARY 3, 2002 AS DOCUMENT NUMBER 0020008253.

Common Address: 4438 N. Racine, #E, Chicago, IL 60640

PIN: 14-17-125-012-0000

CITY OF CHICAGO

CITY TAX



MAY 16 02

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000014323

REAL ESTATE
TRANSFER TAX

0242250

FP 102805

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