

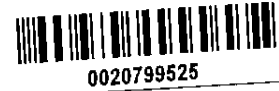
UNOFFICIAL COPY

0020799525

WARRANTY DEED

7/11/01 12:08 001 Page 1 of 3
2002-07-22 15:16:39
Cook County Recorder 25.50

THE GRANTOR, SPALTER FINANCE CO.,
an Illinois Corporation, of Skokie, Illinois, for
and in consideration of the sum of Ten
(\$10.00) Dollars, in hand paid, and other good
and valuable consideration, CONVEYS
TRANSFERS and WARRANTS to:



ALEX HEIDBREDER and EUGENIA MARIA E
HEIDBREDER,
husband and wife of Chicago, Illinois

Not as tenants in common and not as joint tenants, but as tenants by the entirety, the following
described Real Estate, situated in Cook County, Illinois, to wit:

(SEE ATTACHED LEGAL)

Subject to the following exceptions: (a) Covenants, conditions and restrictions of record; (b)
general taxes for 2001 and subsequent years; and (c) matters set forth in the declaration of
condominium, document No. 0010799126.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws
of the State of Illinois.

Real Estate Index Number: 14-32-423-004-0000 (affects underlying land)
Address(s) of Real Estate: 1725 North Sheffield, Unit #1 Chicago, Illinois 60614

SPALTER FINANCE CO.

By: *Robert Gordon*
Robert Gordon, Vice President

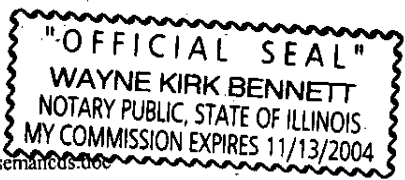
City of Chicago
Dept. of Revenue
283704
07/22/2002 14:55 Batch 14371 78

Real Estate
Transfer Stamp
\$3,247.50

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, WAYNE KIRK BENNETT, a Notary Public in and for said County, in the State
aforesaid, do hereby certify that ~~Jeffery S. Dietrich~~, Secretary of Spalter Finance Co., is
personally known to me to be the same person(s) whose name is subscribed, appeared before me
this day in person and acknowledged that he signed, sealed and delivered the said instrument as
his/her 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 26TH day of June, 2002.



Wayne Kirk Bennett
NOTARY PUBLIC

C-49005 MB 1/2

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Page 2 of 3

This instrument was prepared by: George S. Weems, Esq. 1400 West 16th Street, Suite 350, Oakbrook, Illinois 60523.

Mail To: Alex + Maria Heubner

Mail Subsequent Tax Bills:

1725 N. Sheffield

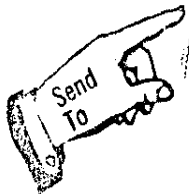
Alex + Maria Heubner

Unit 1


1725 N. Sheffield, #1


Chicago, IL 60614

Chicago, IL 60614



Property of Cook County Clerk's Office

COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	# 0000083404	REAL ESTATE TRANSFER TAX
	 JUL. 22. 02		0021650
	REVENUE STAMP		FP326670

STATE TAX	STATE OF ILLINOIS	# 0000042053	REAL ESTATE TRANSFER TAX
	 JUL. 22. 02		0043300
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE		FP326660

LEGAL DESCRIPTION

Parcel 1:

UNIT 1 IN 1725 NORTH SHEFFIELD CONDOMINIUM, AS DELINEATED ON THE SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN SHEFFIELD'S ADDITION TO CHICAGO SUBDIVISION, BEING A SUBDIVISION LOCATED IN SECTIONS 29, 30, 31, AND 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AUGUST 29, 2001 AS DOCUMENT 0010799126, IN COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION AS AMENDED FROM TIME TO TIME.

Parcel 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-1, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, AND RECORDED AS DOCUMENT 0010799126.

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.

THE TENANT OF THE UNIT EITHER WAIVED OR FAILED TO EXERCISE THE OPTION TO PURCHASE THE SUBJECT UNIT, OR THE TENANT DID NOT HAVE AN OPTION TO PURCHASE THE UNIT.

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