WARRANTY DEED

UNOFFICIAL COPY

GRANTOR(S), Terrance E. Calloway, married to Karen Calloway, of Chicago in the County of Cook, in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the grantee(s), Juliana Armelia Armelia, a single woman and never married of , in the County of , in the State of Illinois, the following described real estate, to wit:

0021049819

1947/0068 10 001 Page 1 of 3
2002-09-25 10:31:37
Cook County Recorder 28.50



===== For Recorder's Use =====

See Legal Description Attached

Permanent Index No: 20-11-217-040-1507

20-11-217-040-1031

Known as: 4942 South Cornell, Unit B, Chicago, Illinois 60615

SUBJECT TO: (1) General real estate taxes for the year 2001 and subsequent years. (2) Covenants, conditions and restrictions of record. →

Terrance Calloway

STATE OF ILLINOIS

COUNTY OF COOK

STATE OF COOK

August 1902

County of August 1902

County of Cook

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Terrance E. Callowy, married to Karen Calloway, 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 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 notary seal, this _______ day of

- August

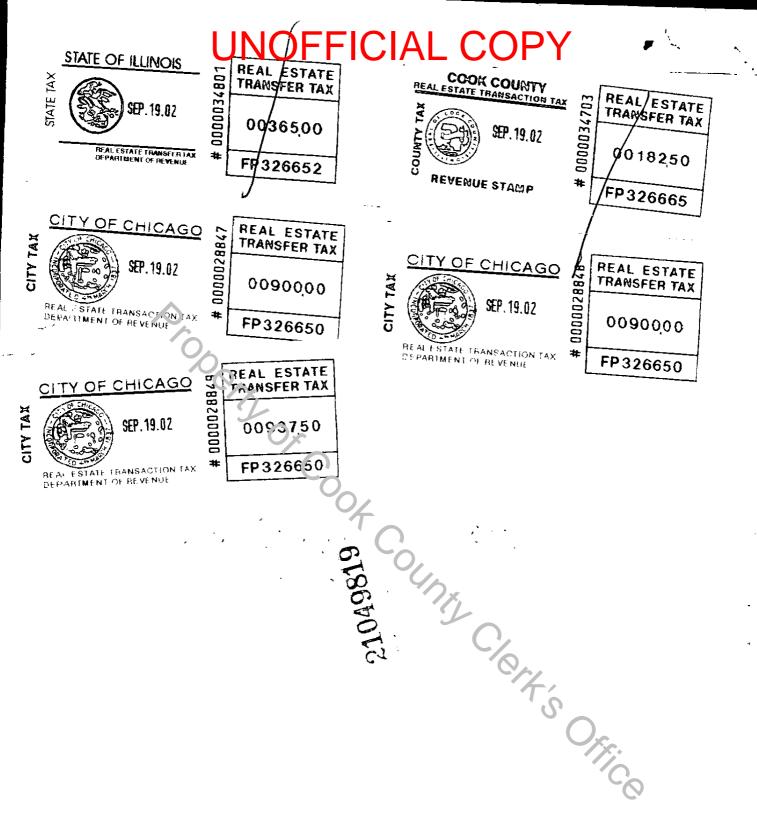
2002

"OFFICIAL SEAL"
GREGORY HILTON
Note 2 Display (1) Disp

tille

Notary Public

My commission expires



Legal Description UNOFFICIAL COPY

∠ARCEL 1:

UNIT D-12 AND P-2 IN CORNELL SQUARE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

CERTAIN LOTS IN CORNELL SQUARE SUBDIVISION IN THE NORTHWEST 1/4 OF FRACTIONAL SECTION 12 AND THE NORTHEAST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95639734, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID, FOR INGRESS AND EGRESS, USE AND ENJOYMENT, OVER AND UPON AND DESCRIBED AND SET FORTH IN DECLARATION OF LASEMENT RECORDED AS DOCUMENT 95580574 AND IN DEED RECORDED AS DOCUMENT 96134275.

REAL ESTATE TAXES NOT YET DUE OR PAYABLE; ZONING AND BUILDING LAWS OF ORDINANCE; ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND RESERVATIONS OF RECORD OR CONTAINED IN THE DECLARATION OF CONDOMINIUM FOR CORNELL SQUARE CONDOMINION AS AMENDED (THE "DECLARATION") OR PLAT OF RESUBDIVISION AND A RESERVATION BY CORNELL SQUARE CONDOMINIUM ASSOCIATION (THE "ASSOCIATION") TO ITSELF AND ITS SUCCESSORS AND ASSIGNED, FOR THE BENEFIT OF ALL UNIT OWNERS AT THE CONDOMINIUM, OF THE RIGHTS AND EASEMENTS SET FORTH IN THE DECLARATION; UTILITY EASEMENTS OF RECORD, PROVIDED THE PREMISES DOES NOT ENCROACH THEREON; EASEMENT FOR INGRESS/EGRESS FOR CORNELL SQUARE SINCLE FAMILY RESIDENCES; PROVISIONS OF THE CONDOMINIUM PROPERTY ACT OF ILLING'S (THE "ACT"); ORDINANCES RECORDED AS DOCUMENT NO. 6753370 TO 6753375, HYDE PARK RENEWAL REDEVELOPMENT AREA RECORDED AS DOCUMENT NO. 18240483; COVENANT IN DECLARATION RECORDED AS DOCUMENT NO. 2514255 OVENANTS AND EASEMENTS IN DEED RECORDED AS DOCUMENT NO. 94661055; RESERVATIONS IN CERTIFICATE RECORDED AS DOCUMENT NO. 9617725; NON-EXCLUSIVE EXSEMENT FOR ACCESS AND MAINTENANCE OF RETAINING WALL RECORDED AS DOCUMENT NO. 94661055; SEWER ACCESS EASEMENT RECORDED AS DOCUMENT NO. 2760471 AND GRANT RECORDED AS DOCUMENT NO. 3423136; COVENANT RECORDED AS DOCUMENT NO. 95027480; DECLARATION OF EASEMENT RECORDED AS DOCUMENT NO. 95580574 AND SUCH OTHER MATTERS AS TO WHICH THE TITLE INSURER BUYER AGAINST LOSS OF

Please Return to: Juliana Cermelin 4942 S. Cornell, und B Chicago II 60615

This deed prepared by: Edward J. Movan 5330 Three first Vatio Plana Chingo FT 60602