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2002-11-13 12:49:05

Cook County Recorder 26.00



0021250189

Warranty Deed
Tenancy by the Entirety
Statutory (Illinois)
(Individual to
Individual)

QTI WP8377212 E. Guerrero 10f2 WND

THE GRANTOR, Felix J. Vivas and Duvia Vivas, his wife, of 2111 W. Caton Street, Unit 2N, County of Cook, State of Illinois, for and in consideration of Ten and No/100ths Dollars (\$10.00), in hand paid, CONVEY and WARRANT to Deidre Pate, as TENANT BY THE ENTIRETY, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Jcp

UNIT NUMBER 2111-2N IN CATON COURT CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THE EAST 1/2 OF LOT 35, ALL OF LOTS 36, 37 AND 38 AND ALL OF THAT PART OF LOTS 39, 40, 41 AND 42 LYING SOUTH OF THE METROPOLITAN WEST SIDE ELEVATED RAILROAD COMPANY'S RIGHT OF WAY HERETOFORE CONVEYED IN MASON'S SUBDIVISION OF LOT 2 AND THAT PART OF LOT 3 (EXCEPT THE SOUTH 33 FEET THEREOF) LYING EAST OF THE CENTER LINE OF LEAVITT STREET IN ASSESSOR'S DIVISION OF UNSUBDIVIDED LANDS IN THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. TOGETHER WITH ITS CORRESPONDING PERCENTAGE INTEREST IN THE COMMON ELEMENTS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST NO. 122983-03, AND RECORDED JUNE 2, 1998 AS DOCUMENT 9858677.

SUBJECT TO: covenants, conditions, and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and to General Taxes for 2001 and subsequent years.

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 as TENANT BY THE ENTIRETY forever.

Permanent Real Estate Index Number: 14-31-330-039-1002

Address of Real Estate: 2111 W. Caton Street, Unit 2N, Chicago, Illinois 60647

DATED this ____ day of October, 2002.

BOX 333-CTI

Felix J. Vivas

Duvia Vivas

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21256189

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 Felix J. Vivas and Duvia Vivas, 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 official seal this 30th day of October, 2002.

Tami A. Deacon
Notary Public



This instrument was prepared by:

John R. Joyce
Stahl Cowen Crowley LLC
55 W. Monroe, Suite 500
Chicago, IL 60603

Record and Mail to:

Send Subsequent Tax Bills to:

RENIVA & ASSOCS. PC
415 W. WOLF RD., #33
ARLINGTON HTS. IL 60005

DEIDRE PATE
2111 W. CATON, #2N
CHGO IL 60647

STATE TAX	STATE OF ILLINOIS NOV.-8.02 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0280040395	REAL ESTATE TRANSFER TAX 0015000 FP 102808
COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX NOV.-8.02 REVENUE STAMP	# 02502040520	REAL ESTATE TRANSFER TAX 0007500 FP 102802

CITY TAX	CITY OF CHICAGO NOV.-8.02 REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	# 0000020215	REAL ESTATE TRANSFER TAX 0112500 FP 102805
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11/11/2011

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