

WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)

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2000-04-07 10:54:27
Cook County Recorder 25.50



① 226264 MTC

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR Phillip N. Georgouses and Lois A. Georgouses, husband and wife

of the City of Chicago County of Cook
State of Illinois for and in consideration of

Ten (\$10.00) DOLLARS,
and other good and valuable considerations
in hand paid,

CONVEY and WARRANT to
Abbas Vahdani
505 N. Lake Shore Dr., Chicago, IL 60611

(Name and Address of Grantee)
the following described Real Estate situated in the County of Cook
in the State of Illinois, to wit:

Above Space for Recorder's Use Only

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

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

SUBJECT TO: covenants, conditions, and restrictions of record,

Document No.(s) _____;

_____ and to General Taxes for 1999 and subsequent years.

Permanent Real Estate Index Number(s): 17-10-214-016-1800

Address(es) of Real Estate: 505 N. Lake Shore Dr., Unit 806, Chicago, IL 60611

Dated this 4th day of April, 2000

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

Phillip N. Georgouses (SEAL)
Phillip N. Georgouses

Lois A. Georgouses (SEAL)
Lois A. Georgouses

(SEAL) _____ (SEAL)

BM

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

00246113

PARCEL 1:

UNIT 806 IN LAKE POINT TOWER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A PART OF LOT 7 IN CHICAGO DOCK AND CANAL COMPANY'S PESHTIGO DOCK ADDITION IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 88309162, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR THE PURPOSES OF STRUCTURAL SUPPORT, INGRESS AND EGRESS, AND UTILITY SERVICES AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT 88309160.

STATE TAX	STATE OF ILLINOIS APR. -7.00 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000011221	REAL ESTATE TRANSFER TAX 0026000 FP326669	COOK COUNTY REAL ESTATE TRANSACTION TAX APR. -7.00 REVENUE STAMP	# 0000021579	REAL ESTATE TRANSFER TAX 0013000 FP326670
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THIS CONVEYANCE IS MADE SUBJECT ONLY TO THE FOLLOWING, IF ANY: 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; GENERAL REAL ESTATE TAXES FOR THE YEAR 1999 AND SUBSEQUENT YEARS.

0404-10.DOC

City of Chicago

Dept. of Revenue

223535

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Real Estate

Transfer Stamp

\$1,950.00