

UNOFFICIAL COPY

0030281462

5499/0045 11 001 Page 1 of 3

2003-02-27 10:54:28

Cook County Recorder 28.50

Warranty Deed

ILLINOIS



0030281462

MAIL DEED TO: ↓

TED KOWALCZYK ESQ.
6052 W. 63rd Street
Chicago, IL
60638-4342

Above Space for Recorder's Use Only

THE GRANTOR(s) Slavisa Nikolic and Raelene Nikolic, Husband and Wife, of the City of Oak Forest, County of Cook State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to JAN Zubrzycki and Anna Florn 5724 Independant Court, Oak Forsest, Illinois 60452 (Name and Address of Grantee-s) Husband and Wife, not as Tenants in common, not as Joint Tenants, but as Tenants by the Entirety the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See Page 2 for Legal Description), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2002 1st & 2nd Instalment and subsequent years; Covenants, conditions and restrictions of record, if any;
Permanent Real Estate Index Number(s): 28-18-101-044-1633
Address(es) of Real Estate: 6830 Ridge Point Drive, Unit 3A, Oak Forest, Illinois 60452

The date of this deed of conveyance is February 24, 2003.

Slavisa Nikolic
(SEAL) Slavisa Nikolic

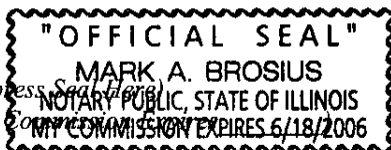
Raelene Nikolic
(SEAL) Raelene Nikolic

(SEAL)

(SEAL)

xx HUSBAND + WIFE ARE

State of Illinois, County of COOK ss. I, MARK BROSIUS the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Slavisa Nikolic and Raelene Nikolic personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



(Impress Seal Here)
(My Comm. Expires 6/18/2006)

Given under my hand and official seal

Mark Brosius


Notary Public


403-0315

LEGAL DESCRIPTION

For the premises commonly known as 6830 Ridge Point Drive, Unit 3A, Oak Forest, Illinois 60452

see attached

| | | | |
|------------|--|--------------|---|
| COUNTY TAX | COOK COUNTY REAL ESTATE TRANSACTION TAX  FEB. 26. 03 REVENUE STAMP | # 0000097910 | REAL ESTATE TRANSFER TAX 00069.50 FP326670 |
|------------|--|--------------|---|

| | | | |
|-----------|---|--------------|---|
| STATE TAX | STATE OF ILLINOIS  FEB. 26. 03 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE | # 0000048526 | REAL ESTATE TRANSFER TAX 00139.00 FP326669 |
|-----------|---|--------------|---|

Property of Cook County Clerk's Office

This instrument was prepared by:
Legal Services, Inc. for
Miller & Miller, P.C.
5510 County Line Road
Hinsdale, IL 60521

Send subsequent tax bills to:
John Zubrzycki
6830 Ridge Point Drive, Unit 3A
Oak Forest, Illinois 60452

Recorder-mail recorded document to:

TED KOWALCZYK ESQ.
6052 W. 63rd Street
Chicago, IL
60638-4342

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SCHEDULE "A"

LEGAL DESCRIPTION OF PROPERTY

30291462

Property of Cook County Clerk's Office

UNIT 3-3A AND GARAGE UNIT G-3-3A IN RIDGE POINT CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRBED REAL ESTATE: THAT PART OF LOT 1 IN MURDEN MEADOWS, BEING A SUBDIVISION OF THE NORTH 5 ACRES OF THE SOUTH 10 ACRES OF THE NORTH 20 ACRES OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 98-725017, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

28-18-101-044-1033