

WARRANTY DEED

TENANTS BY THE ENTIRETY



MAIL TO:

Judy L. DeAngelis  
767 Walton Lane  
Grayslake, Illinois 60030

NAME & ADDRESS  
OF TAXPAYER:

Justin C. & Courtney M. Tabellione  
3132 N. Seminary, Unit 4S  
Chicago, Illinois 60657

0030237547

5297/0156 01 001 Page 1 of 5  
2003-02-20 11:23:04  
Cook County Recorder 30.50



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The Grantor, **James A. Lawson and Elizabeth K. Lawson, as husband and wife**, of Washington, D.C., for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY AND WARRANT to **Justin C. Tabellione and Courtney M. Tabellione, as husband and wife**, of the City of Chicago, State of Illinois the following described real estate situated in the County of Cook, in the State of Illinois to wit:

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See attached legal description attached hereto and made as part hereof as Exhibit A

Permanent Index Number(s): 14-29-201-042-1007

Property Address: 3132 N. Seminary, Unit 4S, Chicago, Illinois 60657

Subject to: Permitted exceptions attached hereto and made a part hereof as Exhibit B.

TO HAVE AND TO HOLD said premises, not as tenants in common, not as joint tenants, but as TENANTS BY THE ENTIRETY, with right of survivorship, forever.

Dated this 13 day of January, 2003.

James A. Lawson

Elizabeth K. Lawson

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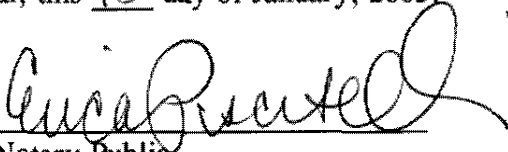
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STATE OF District of Columbia  
COUNTY OF — ) SS  
 )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT James A. Lawson and Elizabeth K. Lawson, as husband and wife, 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 acknowledge that they signed, sealed and delivered the instrument as a 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 notarial seal, this 13 day of January, 2003.

  
Notary Public

ERICA PISCITELLI  
Notary Public, District of Columbia  
My Commission Expires June 30, 2004

My commission expires on \_\_\_\_\_

This instrument was prepared by:  
Eric Tanquilut, Esq.  
Ross & Hardies  
150 N. Michigan Avenue, Suite 2500  
Chicago, Illinois 60601

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EXHIBIT A

PARCEL 1:

UNIT 4S, IN THE SEMINARY TOWERS CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 63, 64 AND THE NORTH 1/2 OF LOT 65 IN JOHN F. ALTGELD'S SUBDIVISION OF BLOCKS 3 AND 4 IN THE SUBDIVISION BLOCKS 2 AND 3 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 08135552, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-3, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 08135552

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★ 06 12 7	CITY OF CHICAGO	★
★ 06 12 7	REAL ESTATE TRANSACTION TAX	★
★ 06 12 7	DEPT. OF REVENUE NOV 20 02	★
★ 06 12 7	PR. 11196	★
	982.50	★

★ 06 12 7	CITY OF CHICAGO	★
★ 06 12 7	REAL ESTATE TRANSACTION TAX	★
★ 06 12 7	DEPT. OF REVENUE NOV 20 02	★
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★ 06 12 7	DEPT. OF REVENUE NOV 20 02	★
★ 06 12 7	PR. 11196	★
	982.50	★

★ 06 12 7	STATE OF ILLINOIS	★
★ 06 12 7	REAL ESTATE TRANSFER TAX	★
★ 06 12 7	DEPT. OF REVENUE	★
★ 06 12 7	393.00	★

★ 06 12 7	COOK COUNTY	★
★ 06 12 7	REAL ESTATE TRANSACTION TAX	★
★ 06 12 7	DEPT. OF REVENUE	★
★ 06 12 7	136.50	★

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Exhibit B

## Permitted Exceptions

1. General real estate taxes for the year 2002 and subsequent years;
2. Building, building line and use or occupancy restrictions, conditions and covenants of record;
3. Zoning laws and ordinances;
4. Public and utility easements.
5. Acts done or suffered by or through the Purchaser.
6. Condominium Declaration recorded December 14, 1998 as Document No. 0813552 as amended from time to time.

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