

# UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0335839025  
Eugene "Gene" Moore Fee: \$32.50  
Cook County Recorder of Deeds  
Date: 12/24/2003 09:17 AM Pg: 1 of 5

THE GRANTORS, Jason D. Altman and Rebecca M. Altman, husband and wife, of 3008 White Pine Drive, Northbrook, IL 60062, for and in consideration of the sum of TEN DOLLARS (\$10.00), in hand paid, CONVEY and WARRANT to GRANTEES, Douglas Jensen and Holly Jensen, husband and wife, of 636 West Grace Street #1-W, Chicago, Illinois 60613, in fee simple, not as tenants in common, not as joint tenants, but as tenants by the entirety, the following Real Estate situated in the County of Cook, in the State of Illinois:

See Exhibit A- Legal Description Attached

PIN#: 14-33-316-017-0000 and 14-33-316-018-0000

CKA: 1655 North Vine Street, Chicago, Illinois 60614.

Together with the tenements and appurtenances thereunto belonging, to have and to hold, in fee simple, not as tenants in common, not as joint tenants, but as tenants by the entirety.

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

Subject to: taxes not yet due and payable, building lines of record; zoning and building laws and ordinances; public and utility easements, and covenants, restrictions of record as to use and occupancy.

IN WITNESS WHEREOF, said Grantors have caused their seal to be hereto affixed this 14th day of November 14, 2003.

\_\_\_\_\_  
Jason D. Altman

\_\_\_\_\_  
Rebecca M. Altman

NOV 2003-07

5


CT1 9/6 8557 / UE 3 600 40 000

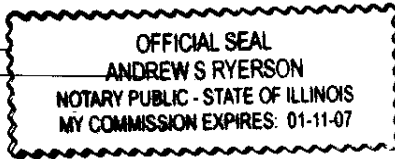
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STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jason D. Altman and Rebecca M. Altman, are 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.

Given under my hand and official seal on November 14, 2003.

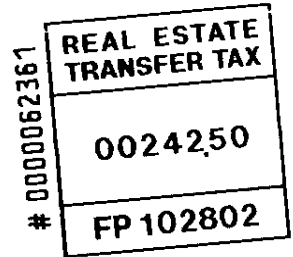
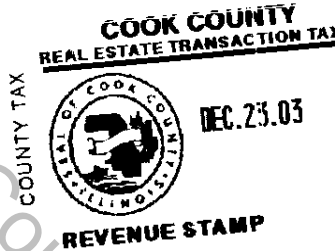
  
\_\_\_\_\_  
Notary Public



My commission expires: \_\_\_\_\_

This instrument was prepared by:

Andrew S. Ryerson  
134 N. LaSalle St., Suite 2000  
Chicago, IL 60202

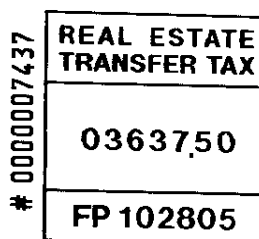
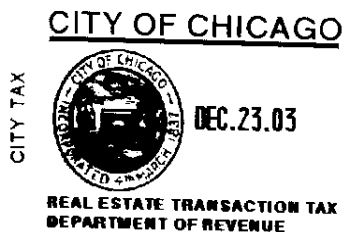
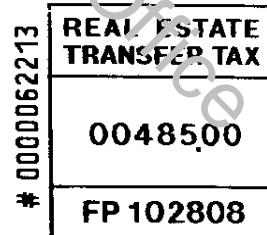
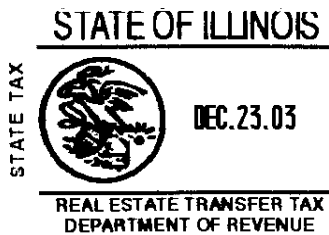


MAIL TO:

Ted Bard, Jr.  
200 N. King Ave # 203  
Waukegan, IL 60085

SEND SUBSEQUENT TAX BILLS TO:

Douglas Jensen and Holly Jensen  
1655 North Vine Street  
Chicago, IL 60614



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STREET ADDRESS: 1655 NORTH VINE STREET

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 14-33-310-017-0000 / 018

**LEGAL DESCRIPTION:**

## PARCEL 1:

THAT PART OF THE FOLLOWING TWO PARCELS OF LAND TAKEN AS A SINGLE TRACT, : TO WIT:

LOTS 28 TO 31, 40, 41 AND 42 IN THE SUBDIVISION OF THE EAST 1/2 OF LOTS 2, 3 AND (EXCEPT THE SOUTH 82 FEET OF THE EAST 100 FEET) OF LOT 4 IN BLOCK 1 IN SHEFFIELDS ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND

LOTS 5 TO 20 BOTH INCLUSIVE, (EXCEPT THE PART OF SAID LOTS 5 TO 20 DESCRIBED AS FOLLOWS:: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 5; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5, A DISTANCE OF 88.43 FEET TO A CORNER OF SAID LOT 5; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 5, A DISTANCE OF 14.10 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH ALONG THE EAST LINE OF SAID LOTS 5 TO 20 TO THE NORTHEAST CORNER OF SAID LOT 20; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 20 TO A LINE 1 FEET WEST OF AND PARALLEL WITH THE SAID EAST LINE OF LOT 20; THENCE SOUTH ALONG A LINE 1 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOTS 5 TO 20 TO A LINE 1 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5; THENCE SOUTHWESTERLY ALONG SAID LINE 1 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5 TO A LINE 1 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5; THENCE WEST ALONG SAID LINE 1 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5 TO THE WEST LINE OF SAID LOT 5; THENCE SOUTH ALONG SAID WEST LINE OF LOT 5 TO THE POINT OF BEGINNING) IN THE SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS::

BEGINNING AT A POINT 175.74 FEET SOUTH AND 82.90 FEET EAST OF THE NORTHWEST CORNER OF SAID DESCRIBED TRACT OF LAND, AS MEASURED ALONG THE WEST LINE OF SAID TRACT AND ALONG A LINE AT RIGHT ANGLES THERETO, (SAID WEST LINE HAVING AN ASSUMED BEARING OF DUE NORTH FOR THIS LEGAL DESCRIPTION); THENCE DUE NORTH, 0.54 FEET; THENCE SOUTH 90 DEGREES WEST, 20.60 FEET; THENCE DUE NORTH, 18.20 FEET; THENCE NORTH 45 DEGREES EAST, 5.58 FEET; THENCE NORTH 90 DEGREES EAST, 28.70 FEET; THENCE DUE SOUTH, 22.69 FEET; THENCE SOUTH 90 DEGREES WEST, 12.05 FEET TO THE PLACE OF BEGINNING

ALSO

PARCEL 1"A": EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 OF AFORESAID, AS SET FORTH IN DECLARATION MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 14, 1978 KNOWN AS TRUST NUMBER 40382 DATED JANUARY 1, 1978 AND RECORDED JANUARY 26, 1978 AS DOCUMENT NUMBER 24301534 AND FILED AS DOCUMENT LR2996071 AND AS CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NO. 40382 TO ALLAN E. LAPIDUS DATED APRIL 1, 1978 AND RECORDED MAY 18, 1978 AS DOCUMENT NUMBER 24454156 FOR PURPOSES OF INGRESS AND EGRESS, AND YARDS IN LIMITED COMMON AREAS (PARCELS 2 AND 3) DESCRIBED AS FOLLOWS:

## PARCEL 2:

A PARCEL OF LAND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF A HEREINAFTER DESCRIBED TRACT OF LAND; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE WEST LINE OF SAID HEREINAFTER DESCRIBED TRACT, 124.79 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST AT RIGHT ANGLES TO SAID LAST DESCRIBED LINE 73.55 FEET TO A POINT FOR A PLACE OF BEGINNING OF SAID PARCEL OF LAND;

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THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 21.40 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 11.26 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 21.40 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 11.26 FEET; TO THE POINT OF BEGINNING OF SAID PARCEL OF LAND, AFOREMENTIONED TRACT OF LAND BEING LOTS 28, 29, 30, 31, 40, 41 AND 42 IN THE SUBDIVISION OF THE EAST 1/2 OF LOTS 2, 3 AND (EXCEPT THE SOUTH 82 FEET OF THE EAST 100 FEET) OF LOT 4 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND LOTS 5 TO 20 BOTH INCLUSIVE, (EXCEPT THE PART OF SAID LOTS 5 TO 20 DESCRIBED AS FOLLOWS::

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 5; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5, A DISTANCE OF 88/43 FEET TO A CORNER OF SAID LOT 5; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 5, A DISTANCE OF 14.10 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH ALONG THE EAST LINE OF SAID LOTS 5 TO 20 TO THE NORTHEAST CORNER OF SAID LOT 20; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 20 TO A LINE 1 FOOT WEST OF AND PARALLEL WITH THE SAID EAST LINE OF LOT 20; THENCE SOUTH ALONG A LINE 1 FOOT WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOTS 5 TO 20 TO A LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5; THENCE SOUTHWESTERLY ALONG SAID LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5 TO A LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5; THENCE WEST ALONG SAID LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5 TO THE WEST LINE OF SAID LOT 5; THENCE SOUTH ALONG SAID WEST LINE OF LOT 5 TO THE POINT OF BEGINNING) IN THE SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

### PARCEL 3:

A PARCEL OF LAND BEING THAT PART OF A HEREINAFTER DESCRIBED TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS: :

COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT OF LAND, THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT, 153.05 FEET; THENCE NORTH 90 DEGREES, 00 MINUTES 00 SECONDS EAST AT RIGHT ANGLES TO SAID LAST DESCRIBED LINE 94.95 FEET TO A POINT FOR A PLACE OF BEGINNING OF SAID PARCEL OF LAND;

THENCE SOUTH 90 DEGREES, 00 MINUTES 00 SECONDS WEST, 28.70 FEET;  
 THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 17.00 FEET;  
 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 31.50 FEET;  
 THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 19.00 FEET;  
 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, .80 FEET;  
 THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 20.69 FEET;  
 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 2.00 FEET;  
 THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 22.69 FEET;

TO THE POINT OF BEGINNING, THE AFOREMENTIONED TRACT OF LAND BEING LOTS 28, 29, 30, 31, 40, 41 AND 42 IN THE SUBDIVISION OF THE EAST 1/2 OF LOTS 2, 3, AND (EXCEPT THE SOUTH 82 FEET OF THE EAST 100 FEET) OF LOT 4 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND LOTS 5 TO 20 BOTH INCLUSIVE (EXCEPT THE PART OF LOTS LOTS 5 TO 20 DESCRIBED AS FOLLOWS::

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 5; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5, A DISTANCE OF 88.43 FEET TO A CORNER OF SAID LOT 5; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 5, A DISTANCE OF 14.10 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH ALONG THE EAST LINE OF SAID LOTS 5 TO 20 TO THE NORTHEAST CORNER OF SAID LOT 20; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 20 TO A LINE 1 FOOT WEST OF AND PARALLEL WITH THE SAID EAST LINE OF LOT 20; THENCE SOUTH ALONG A LINE 1 FOOT WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOTS 5 TO 20 TO A LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SAID SOUTHEASTERLY LINE OF LOT 5; THENCE SOUTHWESTERLY ALONG SAID LINE 1 FOOT NORTHWESTERLY OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5; THENCE WEST ALONG SAID LINE 1 FOOT NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 5 TO THE WEST LINE OF SAID LOT 5; THENCE SOUTH ALONG SAID WEST LINE OF LOT 5 TO THE POINT OF BEGINNING) IN THE SUBDIVISION OF LOT 6 AND THE

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EAST 23 FEET OF LOT 7 IN BLOCK 1 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE  
SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS

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