

UNOFFICIAL COPY

**WARRANTY DEED**



Doc#: 0402911260  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 01/29/2004 03:51 PM Pg: 1 of 2

**THE GRANTOR, GERTRUDE S. TANDY, a widow, by LARRY K. TANDY, her attorney in fact, of the village of Hazel Crest, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Trether Miller, 8430 Constance, Chicago, Illinois**

2

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**"SEE REVERSE SIDE"**

**P.N.T.N.**

Subject to:

1. All general taxes and special assessments levied after the year 2003
2. Easements, covenants, restrictions and conditions of record.
3. Limitations and Conditions imposed by the Condominium Property Act.

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

Permanent Index Number: 31-02-200-025-1077 & 31-02-200-026-1029

Address of Real Estate: 18600 Village Drive, Unit 305, Hazel Crest, Illinois 60429

*Gertrude S. Tandy, by Larry K. Tandy, her attorney in fact*  
**DATED** this 10<sup>th</sup> day of January, A.D., 2004  
Larry K. Tandy (SEAL)

GERTRUDE S. TANDY, by  
LARRY K. TANDY, her attorney in fact

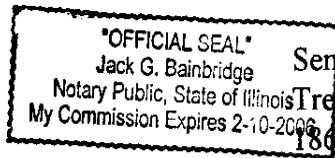
State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that GERTRUDE S. TANDY, by LARRY K. TANDY, her attorney in fact, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 10<sup>th</sup> day of January, A.D., 2004

Commission expires 2-10, 2006 Jack G. Bainbridge  
Notary Public

This instrument was prepared by Jack G. Bainbridge, Esq., 1835 Dixie Highway, Suite 202, Flossmoor, Illinois, 60422

Mail to:  
Beth Mann  
15127 S. 73<sup>rd</sup> Avenue #F  
Orland Park, Illinois 60462  
708 429-9999



Send Subsequent Tax Bills to:  
Trether Miller  
18600 Village Drive-Unit 305  
Hazel Crest, Illinois 60429

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0 9 4 2 1 0



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

JAN26'04

DEPT. OF  
REVENUE

115.00

0 9 4 4 8 6

Cook County

REAL ESTATE TRANSACTION TAX

REVENUE  
STAMP

JAN26'04



57.50

UNIT 305 AND PS 305 AS DELINEATED ON SURVEY OF THAT PART OF THE WEST  
 1/2 OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 13, EAST  
 OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING  
 AT THE EASTERN MOST CORNER OF LOT 6 IN VILLAGE WEST CLUSTER 2, AS  
 REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY,  
 ILLINOIS, ON FEBRUARY 16, 1973 AS DOCUMENT NUMBER 2675667 AND AS  
 CORRECTED BY THE SURVEYORS AFFIDAVIT REGISTERED ON SEPTEMBER 5,  
 1973 AS DOCUMENT NUMBER 2714941, SAID CORNER BEING ON THE WESTERLY  
 RIGHT OF WAY CURVE OF VILLAGE DRIVE AS DEDICATED NOVEMBER 21, 1972 PER  
 DOCUMENT NUMBER 2661525; THENCE SOUTHERLY ALONG A CURVE CONVEX  
 TO THE EAST HAVING A RADIUS OF 550 FEET FOR AN ARCH DISTANCE OF 285.14  
 FEET, SAID CURVE BEING ALONG THE WESTERLY RIGHT OF WAY OF SAID  
 VILLAGE DRIVE AND HAVING A CHORD OF 281.96 FEET, WHICH BEARS SOUTH 02  
 DEGREES 00 MINUTES 10 SECONDS EAST; THENCE SOUTH 12 DEGREES 50  
 MINUTES 58 SECONDS WEST 100 FEET CONTINUING ALONG SAID VILLAGE  
 DRIVE WESTERLY RIGHT OF WAY TO A POINT OF CURVE; THENCE SOUTHERLY  
 ALONG A CURVE CONVEX TO THE WEST HAVING A RADIUS OF 650 FEET FOR AN  
 ARC DISTANCE OF 221.55 FEET; THENCE SOUTH 06 DEGREES 40 MINUTES, 48  
 SECONDS EAST 60.17 FEET, ALL ALONG SAID VILLAGE DRIVE WESTERLY RIGHT  
 OF WAY, TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 06  
 DEGREES 40 MINUTES 48 SECONDS EAST 117.23 FEET ALONG THE WESTERLY  
 RIGHT OF WAY OF SAID VILLAGE DRIVE; THENCE SOUTH 89 DEGREES 33  
 MINUTES 17 SECONDS WEST 129.24 FEET; THENCE NORTH 19 DEGREES 57  
 MINUTES 55 SECONDS EAST 29.55 FEET THENCE NORTH 70 DEGREES 02 MINUTES  
 05 SECONDS WEST 373.61 FEET; THENCE NORTH 19 DEGREES 57 MINUTES 55  
 SECONDS EAST 31.72 FEET; THENCE SOUTH 70.02 DEGREES 02 MINUTES 95  
 SECONDS EAST, 264.05 FEET; THENCE SOUTH 19 DEGREES, 57 MINUTES 55  
 SECONDS WEST 123.07 FEET; THENCE NORTH 83 DEGREES 42 MINUTES 02  
 SECONDS EAST 134.19 FEET TO THE POINT OF BEGINNING, CONTAINING 1.5728  
 ACRES MORE OR LESS ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS  
 ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP  
 EXECUTED BY BEVERLY TRUST COMPANY, AN ILLINOIS CORPORATION, AS  
 TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 1, 1990 AND KNOWN  
 AS TRUST 74-2074, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS  
 OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 92616735 TOGETHER WITH  
 ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS  
 AMENDED FROM TIME TO TIME, ALL IN COOK COUNTY, ILLINOIS.