## 3146762

## GEORGE E. COLE® **LEGAL FORMS**

**UNOFFI** 

November 1994

## **WARRANTY DEED** Joint Tenancy Statutory (ILLINOIS) (Individual to Individual)

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.

NANCY A. BEYER FORMERLY KNOWN AS THE GRANTOR(S) NANCY A. THILL AND JOSHUA BEYER

of the	VILLAGE	of .	NILES	County of	COOK ·
State of	ILLINO	[6]		_ for and in c	onsideration of
	TEN AND	No/38	(\$10.00)		_ DOLLARS,
and othe			onsiderations		
			0		in hand paid,
CONVEY	Y(S)	_ and W	ARRAN ((S) _		• ,
	TIMOTHY	LAVERY	AND KRJST	INE PINEDA,	10116 01d
	Orchard	Court,	Apt. 1D, 1	okokie, Ill	inois
		(Names a	nd Address of	Gran(ees)	
not in T				T TENANCY,	the following
described in the St	Real Estate ate of Illino	situated	in the County	of Coor.	



Doc#: 0413416163 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds

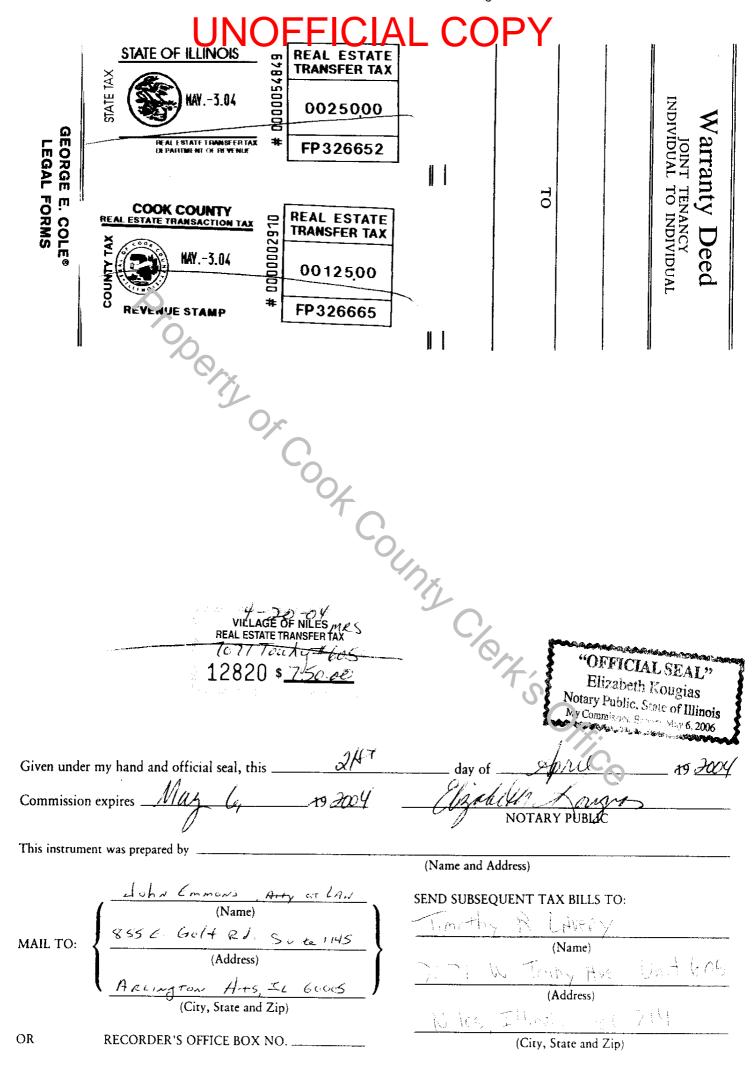
Date: 05/13/2004 02:04 PM Pg: 1 of 3

Above Space for Recorder's Use Only

SEE ATTACHED LEGAL DESCRIPTION

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Sps	

hereby releasing and waiving	all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE
	ises not in tenancy in common, but in joint tenancy forever.
Permanent Real Estate Index	Number(s): 10-31-100-018-1045
Address(es) of Real Estate:	7071 West Touhy, Unit 605, Niles, Illinois 607 4
Please print or type name(s) below signature(s)	DATED this: 21st day of April 2004 XXXX  (SEAL) NANGY A BEYER  JOSHUA J BEYER (SEAL)  (SEAL)
State of Illinois, County of	ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that NANCY A. BEYER FORMERLY KNOWN AS NANCY A. THILL AND JOSHUA J. BEYER
IMPRESS SEAL HERE	personally known to me to be the same person s whose name s subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that the ey signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes herein ser foreh, including the release and waiver of the right of homestead.



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· LEGAL DESCRIPTION

PARCEL 1:

UNIT 605 IN THE 7071 RENAISSANCE CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF LOT 1 IN PONTARELLI'S RENAISSANCE SUBDIVISION BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 31, 1996 AS DOCUMENT NO. 96983057, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1, SAID POINT BEING ON THE SOUTH RIGHT OF WAY LINE OF TOUHY AVENUE; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 396.81 FEET; THENCE NORTH 91 DEGREES 00 MINUTES 00 SECONDS EAST, 25.28 FEET TO THE POINT OF BEGINNING; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 107, 3 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST 280.85 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 107.33 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 280 FEET TO THE POINT OF BEGINNING IN COOK COUNTY. ILLINOIS

WHICH SURVEY IS ATTACHED AS FYHIBIT "A" TO THE DECLARATION RECORDED APRIL 29, 1999 AS DOCUMENT 99414111 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN

COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF INDOOR PARTING SPACE P-4 AND INDOOR STORAGE SPACE S-4 AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS AS DESCRIBED IN DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS RELATING TO RENAISSANCE CONDOMINIUM MASTER ASSOCIATION RECORDED MARCH 18, 1997 AS DOCUMENT NO. 97185484 AS AMENDED FROM TIME TO TIME.

Commonly known as: Unit 605, 7071 Touhy, Niles, IL 60714

PIN #: 10-31-100-018-1045