

# UNOFFICIAL COPY



Doc#: 0428001223  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 10/06/2004 01:36 PM Pg: 1 of 3

Warranty Deed  
Illinois Statutory  
Individual to Individual

The grantors, Andrew L. Wooten, married to Lisa Howard Wooten, of the village of Homewood, County of Cook, State of Illinois, for and in consideration of Ten and no/100ths(\$10.00) dollars, and other good and valuable consideration in hand paid, convey and warrant to Francine L. Ratliff, of 20300 Fairfield, Olympia Fields, Illinois 60461, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

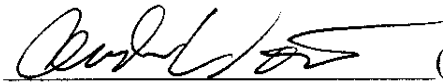
Legal description attached hereto.

Common Address: 2311 West 183rd Street, Unit 209, Homewood, Illinois 60430  
P.I.N.: 32-06-100-066-1019

Subject to general real estate taxes not due and payable at the time of closing, building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record, zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises, public roads and highways, if any; party wall rights and agreements, if any and limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

Hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises forever.

Dated this 25<sup>th</sup> day of August, 2004.

 (SEAL)  
Andrew L. Wooten




State of Arizona County of Maricopa

I, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Andrew L. Wooten is proven 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 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 seal this 25<sup>th</sup> day of August, 2004.

# P.N.T.N.

Notary Public 

This document was prepared by Charles P. Wottrich, Attorney at Law  
20280 Governors Highway, Suite 104, Olympia Fields, Illinois 60461

Mail to:  
Kenneth W. Goff  
3612 W. Lincoln Hwy  
Olympia Fields, IL 60461

Send tax bills to:  
Francine Ratliff  
2311 W. 183<sup>rd</sup> Unit 209  
Homewood, IL 60430

See bears with Doc # 0428001223 for consolidation on transcript

3

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UNIT NUMBER 209 AS DELINEATED ON SURVEY OF A TRACT OF LAND LEGALLY DESCRIBED AS FOLLOWS: (HEREINAFTER REFERRED TO AS "PARCEL"):

THAT PART OF LOTS 1 AND 2 (TAKEN AS A TRACT) IN THE SUBDIVISION OF THE NORTH 462 FEET OF THAT PART OF THE NORTHWEST  $\frac{1}{4}$  LYING WESTERLY OF THE WESTERLY RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL RAILROAD AND THAT PART OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF INTERSECTION OF THE WESTERLY RIGHT OF WAY LINE OF ILLINOIS CENTRAL RAILROAD AND SOUTH LINE OF SAID LOTS 1 AND 2 (TAKEN AS TRACT) SAID BEING 465.08 FEET SOUTHWESTERLY (AS MEASURED ON SAID RIGHT OF WAY LINE) OF A LINE 33 FEET SOUTH OF (MEASURED AT RIGHT ANGLES) THE NORTH LINE OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 6; THENCE SOUTHWESTERLY ON THE WESTERLY RIGHT OF WAY LINE OF SAID RAILROAD, TO THE POINT OF INTERSECTION WITH THE NORTH LINE OF FLOSSWOOD SUBDIVISION, A SUBDIVISION OF THAT PART OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 6; THENCE WESTERLY ON THE NORTH LINE OF FLOSSWOOD SUBDIVISION TO THE POINT OF INTERSECTION WITH A LINE 330.81 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 6; THENCE NORTHERLY ON SAID PARALLEL LINE TO THE POINT OF INTERSECTION WITH A LINE 180 FEET NORTH OF AND PARALLEL TO THE NORTH LINE OF FLOSSWOOD SUBDIVISION; THENCE EASTERLY ON THE LAST NAMED PARALLEL LINE TO POINT OF INTERSECTION WITH A LINE 581 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 6; THENCE NORTHERLY ON THE LAST NAMED PARALLEL LINE, A DISTANCE OF 32 FEET TO A POINT; THENCE SOUTHEASTERLY ON A STRAIGHT LINE A DISTANCE OF 84.33 FEET TO THE POINT OF INTERSECTION WITH A LINE 180 FEET NORTH OF AND PARALLEL TO THE NORTH LINE OF FLOSSWOOD SUBDIVISION THENCE EASTERLY ON THE LAST NAMED PARALLEL LINE TO THE POINT OF INTERSECTION WITH A LINE 70 FEET WESTERLY OF AND PARALLEL, (AS MEASURED AT RIGHT ANGLES) TO THE WESTERLY RIGHT OF WAY LINE OF SAID RAILROAD); THENCE NORTHEASTERLY ON THE LAST NAMED PARALLEL LINE, A DISTANCE OF 80.83 FEET TO A POINT; THENCE SOUTHEASTERLY ON A STRAIGHT LINE, A DISTANCE OF 70 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" OF THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY SOUTH CHICAGO SAVINGS BANK, A CORPORATION OF ILLINOIS, NOT INDIVIDUALLY, BUT SOLELY AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 21, 1970 AND KNOWN AS TRUST NUMBER 11-1506, FILED FOR RECORD IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER LR2726217, AND RECORDED

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WITH THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22537317, TOGETHER WITH AN UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

**PARCEL 2;**

PERPETUAL EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID (EXCEPT THAT PART FALLING IN LOT 1 AFORESAID), FOR A PRIVATE ROAD FOR INGRESS AND EGRESS IN EVERY POSSIBLE MANNER INCLUDING (BUT NOT EXCLUSIVELY) BY VEHICLE, FOOT AND CONVEYOR AND FOR LIGHT AND AIR, AS CREATED BY THE DEED FROM HENRY GOTTSCHALK AND SOPHIE GOTTSCHALK, HIS WIFE, TO MAUD CORY DATED DECEMBER 27, 1922 AND RECORDED DECEMBER 28, 1922 AS DOCUMENT NUMBER 7759972, ON AND OVER A STRIP OF LAND 50 FEET IN WIDTH EXTENDING FROM THE WESTERLY LINE OF THE PARCEL OF PARCEL 1 AFORESAID TO THE EAST LINE OF WESTERN AVENUE, THE SOUTHEASTERLY LINE OF SAID PRIVATE ROAD BEING THE SOUTHERLY LINE OF SAID PARCEL OF PARCEL 1 AFORESAID EXTENDED WESTWARD TO SAID PUBLIC ROAD AND THE NORTHERLY LINE OF WHICH SAID ROAD BEING PARALLEL WITH SAID SOUTHERLY LINE AND 50 FEET MEASURED AT RIGHT ANGLES, DISTANCE THEREFROM, ALL IN COOK COUNTY ILLINOIS.

Cook County Clerk's Office