

UNOFFICIAL COPY

200405360 (13) (BT)

WARRANTY DEED
~~TENANCY BY THE ENTIRETY~~
Statutory (Illinois)
(Individual to Individual)



Doc#: 0434411177
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/09/2004 09:59 AM Pg: 1 of 3

Above Space for Recorder's Use Only

THE GRANTOR(S) Timothy W. Knieriem An unmarried person of the village/city of Chicago, County of Cook, State of IL, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and WARRANT(S) to Corey Herchenroder and Heather Furrow, as Tenants in Common 2911 N. Western, #213, Chicago, Illinois

(Names and Address of Grantees)

~~Not as Joint Tenants with rights of survivorship, nor as Tenants in Common, but as TENANTS BY THE ENTIRETY~~, the following described Real Estate situated in the County of Cook in the state of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises ~~as husband and wife, nor as Joint Tenants, nor as Tenants in Common but as TENANTS BY THE ENTIRETY~~ forever.

SUBJECT TO: General taxes for 2004 and subsequent years and (SEE ATTACHED)

Permanent Real Estate Index Number(s): 14-30-116-023-1025

Address(es) of Real Estate: 2911 North Western Avenue, Unit 213, Chicago, IL 60618

Dated this 27th day of September, 2004

X Timothy W. Knieriem (SEAL)

Timothy W. Knieriem

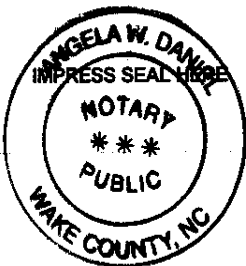
X _____ (SEAL)

(SEAL)

(SEAL)


✓ State of Illinois, County of Wake ss. I, the undersigned, a Notary Public in and for said County, NC

in the state aforesaid, DO HEREBY CERTIFY that Timothy W. Knieriem An unmarried person personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.




Angela W. Daniel
MCE: 11/28/07

UNOFFICIAL COPY

COUNTY TAX
COOK COUNTY
 REAL ESTATE TRANSACTION TAX

 DEC.-8.04
 REVENUE STAMP


0000147849
REAL ESTATE TRANSFER TAX
 0013750
 FP326670

STATE TAX
STATE OF ILLINOIS

 DEC.-8.04
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

000073688
REAL ESTATE TRANSFER TAX
 0027500
 FP326669

TO

Warranty Deed
 TENANCY BY THE ENTIRETY
 INDIVIDUAL TO INDIVIDUAL

City of Chicago
 Dept. of Revenue
 361695
 12/08/2004 10:00 Batch 11915 28

 Real Estate Transfer Stamp
 \$2,062.50

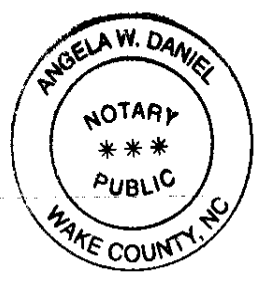
Given under my hand and official seal, this 27th day of September, 2004

Commission expires 11/28/07
Angela W. Daniel
 NOTARY PUBLIC

This instrument was prepared by: JOHN F. MORREALE, 449 TAFT AVENUE, GLEN ELLEN, ILLINOIS 60137

MAIL TO:
Corey Herchenroder
 (Name)
2911 W Western Unit 213
 (Address)
Chicago IL 60618
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Corey Herchenroder
 (Name)
2911 W Western Unit 213
 (Address)
Chicago IL 60618
 (City, State and Zip)



UNOFFICIAL COPY

PARCEL 1: UNIT 213 IN THE RIVER WALK LOFTS CONDOMINIUM, AS DESCRIBED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF LOTS IN BLOCK 9 IN CLYBOURN AVENUE ADDITION TO LAKEVIEW AND CHICAGO, IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00170100 AND AS AMENDED TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PIN # 14-30-116-023-1025

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-31 A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00170100.

PARCEL 3: NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF EASEMENTS AND COVENANTS RECORDED AS DOCUMENT 00170099.

SUBJECT TO THE FOLLOWING IF ANY:

GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING; SPECIAL ASSESSMENTS CONFIRMED AFTER THE AGREEMENT DATE; BUILDING LINE AND USE AND OCCUPANCY COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENTS FOR PUBLIC UTILITIES; DRAINAGE DITCHES, LATERALS AND DRAIN TILES; PARTY WALL AND PARTY WALL RIGHTS, IF APPLICABLE; AND LIMITATIONS ESTABLISHED BY THE ILLINOIS CONDOMINIUM ACT OR COVENANTS OF A HOMEOWNER'S ASSOCIATION, IF APPLICABLE.

Cook County Clerk's Office