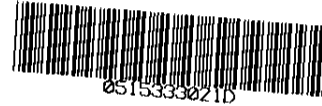


WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)

UNOFFICIAL COPY



Doc#: 0515333021
Eugene "Gene" Moore Fee: \$50.00
Cook County Recorder of Deeds
Date: 06/02/2005 08:01 AM Pg: 1 of 3

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.

THE GRANTORS: JACK KASTRUL, a widower and not since remarried

of the City of Morton Grove, County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations In hand paid conveys and warrants to:

BARBARA J. NOVICK AND KRISTYN LIVINGSTONE, as Joint Tenants with the right of survivorship and not as tenants in common.

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

SEE EXHIBIT A ATTACHED HERETO 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.

SUBJECT TO: covenants, conditions, and restrictions of record, and to General Taxes for 2004 and subsequent years.

Permanent Real Estate Index Number (s) 10-20-301-030-0000

Address of Real Estate: 8300 Callie, Unit 108, Morton Grove, IL 60053

Dated this 17th day of May, 2005

PLEASE PRINT OR

Jack Kastrul (SEAL)

TYPE NAME(S)

Jack Kastrul

BELOW

SIGNATURE(S)

(SEAL)

VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP

NO. 01670 AMOUNT \$ 864.00 DATE 5-26-05

ADDRESS 8300 Callie # 108
(VOID IF DIFFERENT FROM DEED)

BY Joyce Burns

Box 334

AGS
1 of 1
WMD
Y281270
COLLINS
CTI

3
D

UNOFFICIAL COPY

Warranty Deed
Individual to Individual

TO

Property of Cook County Clerk's Office

STATE TAX
STATE OF ILLINOIS
JUN.-1.05
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0028750
FP 102808
0600086095

COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUN.-1.05
REVENUE STAMP
COUNTY TAX

REAL ESTATE TRANSFER TAX
0014375
FP 102802
0000086307

State of Illinois, County of MORTON, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

JACK NASTRUL 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.

IMPRESS SEAL HERE

"OFFICIAL SEAL"
Given under my hand and official seal, this 31 day of MAY 2005
Notary Public, State of Illinois
My Commission Expires 11/22/06

MARTIN C. KABAN
Notary Public
MARTIN C. KABAN
33 N. LaSalle St, #3400 FL
(Name and Address) Chicago IL 60616

This instrument was prepared by Robert Grossman
(Name)
MAIL TO: 30 N LaSalle St, #3400
(Address)
Chicago IL 60602
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Barbara Novick
(Name)
8300 Collie, #108
(Address)
Morton Grove, IL 60053
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

UNOFFICIAL COPY

EXHIBIT A

PARCEL 1:

UNIT F-108 IN THE WOODLANDS OF MORTON GROVE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: CERTAIN PART OR PARTS OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF LINCOLN AVENUE CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00451023 AND AMENDED AND RESTATED AND RENAMED AS THE WOODLANDS OF MORTON GROVE CONDOMINIUM BY DOCUMENT NUMBER 0020639239 AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE F-P-60 AND STORAGE SPACE F-S-60 AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0020639239 AS AMENDED FROM TIME TO TIME.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED JUNE 7, 2002 AS DOCUMENT NUMBER 0020639236.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN."

"THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN."

THERE IS NO RIGHT OF FIRST REFUSAL