

UNOFFICIAL COPY



WARRANTY DEED
JOINT TENANCY
Statutory (Illinois)
(Individual to Individual)

08132729

3923/0114 30 001 Page 1 of 2
1998-12-14 10:21:30
Cook County Recorder 23.00

GRANTOR, JOHN DEWAN and
SUSAN DEWAN, his wife, and
MARGARET DEWAN, ^{Mohamed} ~~Married to~~ ^{MAMA}
of the City of Chicago, Cook County,
State of Illinois, for and in
consideration of
Ten and no/100 (\$10.00),
CONVEYS and WARRANTS to
JOHN TORRES and
ELIA Y. TORRES, his wife
3530 W. 65 Place
Chicago, Illinois 60629

7780381/98126493 J 1 of 3 CT
6492186/1850877

not in Tenancy in Common, but in Joint Tenancy, the following described Real Estate
situated in the County of Cook in the State of Illinois, to wit:

UNIT 303 IN KING'S COURT CONDOMINIUM UNIT 2, AS DELINEATED ON SURVEY OF: LOT 21 (EXCEPT THE SOUTH 324.16 FEET THEREOF) IN BLOCK 5 IN W.F. KAISER AND CO'S ARDALE PARK SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE WEST 33 FEET THEREOF FOR RAILROAD) OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS PARCEL) WHICH SURVEY IS ATTACHED AS EXHIBIT A TO DECLARATION OF CONDOMINIUM MADE BY FORD CITY BANK AS TRUSTEE UNDER TRUST NO. 551 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 23249675, TOGETHER WITH AN UNDIVIDED 3.05 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), ALL IN COOK COUNTY, ILLINOIS.

4553 W. 56th Street, Unit 303C
Chicago, Illinois

Property Index No.: 19-15-112-026-1027

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 not in Tenancy in Common, but in Joint Tenancy forever.

THIS IS NOT HOMESTEAD PROPERTY OF MOHAMED MAMA
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 ordinances; conditions and covenants of record; zoning laws and ordinances; public and utility easements; 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.

DATED this 8th day of December, 1998

John Dewan (SEAL)
John Dewan

Susan Dewan (SEAL)
Susan Dewan

Margaret Dewan (SEAL)
Margaret Dewan

[Over]

UNOFFICIAL COPY

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 JOHN DEWAN and SUSAN DEWAN, his wife, and MARGARET DEWAN personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 8th day of December, 1998

Commission expires _____, 19

Kristian Ronning
Notary Public



This instrument was prepared by JAMES M. LOCKWOOD
805 Touhy Avenue--Suite 200
Park Ridge, Illinois 60068

MAIL TO: Box 142

SEND SUBSEQUENT TAX BILLS TO:
John Torres & Elia Torres
4553 W. 56th Street
Chicago, IL 60629

COOK
CO. NO. 016
284206



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
★★★
DEC 11 '98 DEPT. OF REVENUE
73.00

32500

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP DEC 11 '98
P.B. 11424
36.50



★
★
★
★
111527

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE DEC 11 '98
P.B. 11193
547.50



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