

UNOFFICIAL COPY



Doc#: 1030935111 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/05/2010 12:03 PM Pg: 1 of 3

WARRANTY DEED

THE GRANTOR MURRAY D. LEIPZIG and FLORIS S. LEIPZIG, husband and wife, of the City of Boca Raton, County of Palm Beach, State of Florida for and in consideration of TEN DOLLARS (\$10.00), in had paid, CONVEY and WARRANT to CYNTHIA LYNN MCKINZIE, ~~a single woman~~, of the City of Chicago, County of Cook, State of Illinois the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

(See Attached Legal Description)

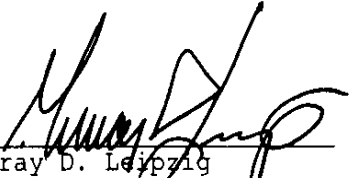
Subject to: Covenants, conditions, and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate, terms, provisions covenants and conditions of the Declaration of Condominium/Covenants Conditions and Restrictions and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium/Covenants, Conditions and Restrictions or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium/Covenants, Conditions and Restrictions; general real estate taxes for the year 2009 and subsequent years.

Property Address: 7738 N. Sheridan Road, Unit 3L (also known as 7750 N. Sheridan Road, Unit 52), Chicago, Illinois

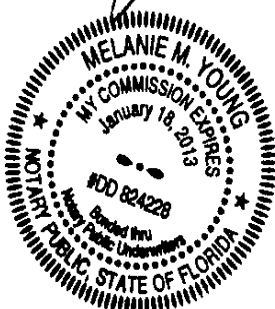
PIN: 11-29-101-033-1013 and 11-29-101-033-1057

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED the 30th day of September, 2010


Murray D. Leipzig (Seal)


Floris S. Leipzig (Seal)




S ✓
P 3
S N
SC ✓
INT ✓

8819527-218039047
@T1 / LP

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CITY TAX

CITY OF CHICAGO



OCT. 11. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000009794


**REAL ESTATE
TRANSFER TAX**

0262500

FP 102805

COUNTY TAX

**COOK COUNTY
REAL ESTATE TRANSACTION TAX**



OCT. 11. 10

REVENUE STAMP

0000008214

**REAL ESTATE
TRANSFER TAX**

0012500

FP 102802

State of Florida, County of St. Johns ss.
 I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MURRAY D. LEIPZIG 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.

Given under my hand and official seal, this 27th day of SEPTEMBER, 2010.

Merrilee M. Gano Merrilee M. Gano
 Notary Public

Commission Expires 01/18/2013

State of Florida, County of St. Johns ss.
 I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that FLORIS S. LEIPZIG 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 she signed, sealed and delivered the said instrument as her 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 27th day of SEPTEMBER, 2010.

Merrilee M. Gano Merrilee M. Gano
 Notary Public

Commission Expires 01/18/2013

This instrument was prepared by David M. Ephraim, Ephraim & Associates, P.C., 108 W. Grand Ave., Chicago, IL 60654

MAIL TO:


CYNTHIA L. MCKINZIE
7738 N. SHERIDAN #3L
CHICAGO IL 60626

SEND SUBSEQUENT TAX BILLS TO:

CYNTHIA L. MCKINZIE
7738 N. SHERIDAN #3L
CHICAGO IL 60626

STATE TAX

STATE OF ILLINOIS



OCT. 11. 10

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000010386

**REAL ESTATE
TRANSFER TAX**

0025000

FP 102808

UNOFFICIAL COPY

CHICAGO TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE

SCHEDULE A (CONTINUED)

ORDER NO.: 1401 008819527 D2

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

UNIT 52 AND G-14 IN THE LAKEVIEW POINTE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL A: LOTS 1 TO 7 INCLUSIVE (EXCEPT THAT PART OF LOT 7 DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF SAID LOT 7; THENCE EAST 51.94 FEET; THENCE NORTH TO A POINT ON THE NORTH LINE OF SAID LOT 7, 38.61 FEET EAST OF THE NORTH WEST CORNER THEREOF; THENCE WEST TO THE NORTH WEST CORNER THEREOF; THENCE SOUTH ON THE WEST LINE OF SAID LOT TO THE POINT OF BEGINNING) IN FERGUSON'S BIRCH PARK ADDITION TO EVANSTON, BEING A SUBDIVISION OF LOTS 44 TO 46 IN LOWENMEYER'S LAKESIDE TERRACE ADDITION TO EVANSTON, ALSO OF LOTS 1, 2 (EXCEPT THE WEST 20 FEET OF SAID LOT 2) IN BLOCK 1 IN FERGUSON'S BIRCHWOOD ADDITION TO EVANSTON ALSO THE VACATED PART OF SHERIDAN ROAD DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH EAST CORNER OF LOT 1 IN BLOCK 1 IN FERGUSON'S BIRCHWOOD ADDITION TO EVANSTON; THENCE NORTHEASTERLY IN A STRAIGHT LINE TO THE SOUTH WEST CORNER OF LOT 44 IN LOWENMEYER'S LAKESIDE TERRACE ADDITION TO EVANSTON; THENCE NORTHERLY ALONG THE WEST LINE OF SAID LOT 44 TO THE NORTH WEST CORNER THEREOF; THENCE WEST IN A STRAIGHT LINE TO THE NORTH EAST CORNER OF LOT 2 IN BLOCK 1 IN FERGUSON'S BIRCHWOOD ADDITION TO EVANSTON; THENCE SOUTHEASTERLY IN A STRAIGHT LINE TO THE POINT OF BEGINNING ALL IN THE NORTH WEST 1/4 OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS.

PARCEL B: THAT PART OF LOT 7 IN FERGUSON BIRCH PARK ADDITION TO EVANSTON DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 7; THENCE EAST 51.94 FEET; THENCE NORTHERLY ON A STRAIGHT LINE TO A POINT ON THE NORTH LINE OF SAID LOT 7, 38.61 FEET EAST OF THE NORTHWEST CORNER OF SAID LOT; THENCE WEST TO THE NORTHWEST CORNER OF SAID LOT; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT TO THE POINT OF BEGINNING; IN THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL C: ALL THAT PART OF THE EAST-WEST 16 FOOT VACATED ALLEY, LYING NORTH OF THE NORTH LINE OF LOTS 1 TO 7, BOTH INCLUSIVE, IN FERGUSON'S BIRCH PARK ADDITION TO EVANSTON, AFORESAID, WHICH LIES WEST OF THE WEST LINE OF N. SHERIDAN ROAD EXTENDED NORTH AND EAST OF THE WEST LINE OF LOT 7, EXTENDED NORTH, IN FERGUSON'S BIRCH PARK ADDITION TO EVANSTON.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0030097477, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.