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GEORGE E. COLE* LEGAL FORMS No. 808 September, 1975

WARRANTY DEED

Statutory (ILLINOIS)

(Individual to Individual)

25569808

(The Above Space For Recorder's Use Only)

Cook CO. NO. 016 1 5 2 6 3 5

W128867

THE GRANTORS ROBERT L. SILLS and JANIE S. SILLS, his wife, of the City of Chicago County of Cook State of Illinois for and in consideration of Ten and no/100 (\$10.00) DOLLARS, in hand paid,

CONVEY and WARRANT to NICOLE ABBOTT, 1045 Butternut Lane, Northbrook, Illinois (NAME AND ADDRESS OF GRANTEE)

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

See Legal Description Rider attached hereto and made a part hereof

COOK COUNTY ILLINOIS FILED 1980 SEP -3 10 2 33

RECEIVED OF DEEDS 25569809

11.00

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX REVENUE DEPT. OF REVENUE SEP-04 DEPT. OF REVENUE 1980 SEP 03 6.50

1421000181334

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

DATED this 29th day of August, 1980

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S) Robert L. Sills (Seal) Janie S. Sills (Seal)

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 ROBERT L. SILLS and JANIE S. SILLS, his wife,

MICHAEL S. KURIZON NOTARY PUBLIC COOK COUNTY, ILL.

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 29th day of August, 1980

Commission expires Sept. 28 1981 Michael Kurizon NOTARY PUBLIC

This instrument was prepared by Claire E. Pensyl, Aaron, Schimberg, Hess, Ruskak, Deutsch Gilbert, 55 West Monroe Street, Chicago, Illinois 60603 (NAME AND ADDRESS)

MAIL TO: DANIEL E. ZIEMBA BRADLEY, MCKURRAY, BLACK & SNYDER Lake County Office P.O. Box 231 747 Deerfield Rd. Deerfield, IL 60015

ADDRESS OF PROPERTY: 3930 North Pine Grove - Unit 2415

Chicago, Illinois 60613

THE ABOVE ADDRESS IS FOR STATE OF ILLINOIS ONLY AND IS NOT A PART OF THIS DEED

SEND SUBSEQUENT TAX BILLS TO: NICOLE ABBOTT (Name)

1045 BUTTERNUT LANE (Address) NORTHBROOK, ILL. 60062

BOX 533

DOCUMENT NUMBER 25569808

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Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE®
LEGAL FORMS

LEGAL DESCRIPTION RIDER

Unit No. 2415 in the Lake Park Plaza Condominium, as delineated on a survey of the following described real estate:

Lots 1 and 2 in Block 2 in the Equitable Trust Company's Subdivision of Lots 1 and 2, in Pine Grove, a Subdivision of Fractional Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 24769207, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Subject to: general taxes for the year 1979, 2nd installment and subsequent years; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium; covenants, conditions and restrictions of record; roads and highways, if any, encroachments over which the title company will insure; party wall rights and agreements, if any; limitations and conditions imposed by the Condominium Property Act; terms, provisions, covenants, conditions and options contained in and rights and easements established by the Declaration of Condominium Ownership recorded December 18, 1978 as Document Number 24769207 or amendments thereto, if any; terms, provisions and agreements made between Comco Electronics, Inc., and La Salle National Bank, as Trustee under Trust Number 37440, relating to the installation of a master antenna system and the installation of television receivers in apartments, together with the right of access to said equipment, which agreement is dated January 1, 1977 and is operative by its terms for a period of five (5) years; lease made by Harbor Management Company, as agents for the beneficiaries of La Salle National Bank, as Trustee under Trust Agreement dated January 8, 1968 and known as Trust Number 37440, to Eric C. Kant, doing business as "Active Laundry Company", dated October 1, 1976, demising the laundry room(s) and laundry area(s) for a term of years commencing October 1, 1976 and ending September 30, 1982; and all rights thereunder of, and all acts done or suffered thereunder by, said Lessee or by any party claiming by, through, or under said Lessee; lease made by Harbor Management Company to Pine Point Plaza Valet Shop, dated June 1, 1978, demising the Valet Shop/Receiving Room for a period commencing June 1, 1978 and ending May 31, 1979, and all rights thereunder of, and all acts done or suffered thereunder by, said Lessee or by any party claiming by, through, or under said Lessee; terms, provisions, covenants, options and rights established by the following leases of the commercial units, which relate in part to the use of portions of the land forming part of the common elements, including the parking garage; lease made by Albert A. Robin, as agent of the beneficiaries of La Salle National Bank, as Trustee under Trust Agreement dated January 8, 1968 and known as Trust Number 37440, to Harbor Management Company, demising the land forming commercial Unit "1" for a term of years beginning April 1, 1970 and ending March 31, 1975, with provision for renewal for an additional five (5) year period (renewal provision exercised), and for an additional three (3) year period; and lease made by La Salle National Bank, as Trustee under Trust Agreement dated January 8, 1968 and known as Trust Number 37440, to Jewel Companies, Inc., demising the land forming commercial Unit "2" for a term of years beginning April 1, 1974 and ending

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April 4, 1979, with provision for five successive extensions for terms of five years each.

Grantor also hereby grants to grantee, their 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, 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 conveyance is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said declaration the same as though the provisions of said declaration were recited and stipulated at length herein.

Property of Cook County Clerk's Office
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