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25209418

WARRANTY DEED

Joint Tenancy Illinois Statutory (Individual to Individual)

COOK COUNTY, ILLINOIS FILED FOR RECORD

Sidney H. Olson

RECORDER OF DEEDS

1979 OCT 25 AM 10:57

25209418

(The Above Space For Recorder's Use Only)

24-17-213-014-1052 67-36-869 20-2

THE GRANTORS, JOHN P. BURNS and HELEN L. BURNS, his wife of the village of Oak Lawn County of Cook State of Illinois for and in consideration of TEN and NO/100 DOLLARS in hand paid CONVEY and WARRANT to LEO J. NOVAK and ALBERTA NOVAK, his wife (NAMES AND ADDRESS OF GRANTEEES) of 1513 East 93rd Street in Chicago, Illinois

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 NUMBER 315, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED TRACT OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOTS 14, 15, 16, 17, 30, 31, 32 AND 33 IN FRANK DELUGACH'S AUSTIN GARDENS SUBDIVISION OF THE NORTH WEST 1/4 OF THE NORTH EAST 1/4 OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THAT PART OF THE WEST 1/2 OF MENARD AVENUE LYING EAST OF AND ADJOINING AFORESAID LOTS 14 TO 17 WHICH WAS VACATED BY ORDINANCE RECORDED JUNE 9, 1970 AS DOCUMENT NUMBER 21179042 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY BEVERLY BANK, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 19, 1971 AND KNOWN AS TRUST NUMBER 8-2764, RECORDED AS DOCUMENT NUMBER 22275878, TOGETHER WITH AN UNDIVIDED .015 PERCENT INTEREST IN SAID PARCEL (EXCEPT 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.

The Grantor also hereby grants to 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 aforementioned Declaration.

This Deed 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.

PAID \$34.00 C.C.I. REV. STAMP S.M. 814610320 R.S. 34.00 C.S. 34.00

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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. Subject only to Conditions, covenants and restrictions of record, general taxes for the year 1979 and thereafter.

DATED this 13th day of September 1979

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
John P. Burns (Seal) Helen L. Burns (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 JOHN P. BURNS and HELEN L. BURNS, his wife, 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 22nd day of October 1979

Commission expires April 28 1981 William J. Wilkinson NOTARY PUBLIC

This instrument was prepared by W.J. Wilkinson 19 S. La Salle St, Chgo, IL 60603 (NAME AND ADDRESS)

MAIL TO: (Name) (Address) (City, State and Zip)

ADDRESS OF PROPERTY: 5840 W. 104th St. Unit 315 Oak Lawn, IL THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO: Leo J. Novak (Name) 5840 W. 104th St. Unit 315 (Address)

STATE OF ILLINOIS DEPT. OF REVENUE READING TRANSFER TAX 34.00

25209418 DOCUMENT NUMBER

END OF RECORDED DOCUMENT