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68-46-991  
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GEORGE & COLE\*  
LEGAL FORMS

No. 810  
September, 1975

WARRANTY DEED

Joint Tenancy Illinois Statutory

(Individual to Individual)

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

1981 OCT 29 AM 10:39

*Lucy N. Olsen*

RECORDER OF DEEDS

26042097

26042097 The Above Space For Recorder's Use Only

COOK  
CS. NO. 615

THE GRANTOR MARK D. PEARLSTEIN and LYNN C. PEARLSTEIN, his wife,

of the Village of Northbrook, County of Cook State of Illinois  
for and in consideration of Ten and 00/100 (\$10.00) DOLLARS.  
and other good and valuable consideration in hand paid,  
CONVEY and WARRANT to GARY LAPIN and KATHERINE LAPIN, his wife  
(NAMES AND ADDRESS OF GRANTEES)

5220 Oakton, Skokie, 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:

See Attached Rider

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.

DATED this Fifteenth day of September 19 81

PLEASE  
PRINT OR  
TYPE NAME(S)  
BELOW  
SIGNATURE(S)

10.00

(Seal) Mark D. Pearlstein (Seal)  
MARK D. PEARLSTEIN

(Seal) Lynn C. Pearlstein (Seal)  
LYNN C. PEARLSTEIN

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 Mark D. Pearlstein  
and Lynn C. Pearlstein



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 Fifteenth day of September 19 81

Commission expires 12/17 1984

This instrument was prepared by Mark D. Pearlstein, 233 S. Wacker Dr., Chicago  
(NAME AND ADDRESS) Ill. 60606

MAIL TO: Lyle Genin  
(Name)  
69 W. Washington St.  
(Address)  
Chicago, Illinois 60602  
(City, State and Zip)

ADDRESS OF PROPERTY:  
925 Spring Hill Dr., Unit 204

Northbrook, Ill. 60062  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES  
ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:  
Mr. Gary Lapin  
(Name)

OR RECORDER'S OFFICE BOX NO. 533 925 Spring Hill Dr., Unit 204  
Northbrook, Illinois 60062

STATE OF ILLINOIS  
REAL ESTATE DEPT. OF REVENUE  
RECEIVED  
OCT 29 1981  
C. 7.00  
37-

COOK COUNTY  
REVENUE DEPARTMENT  
RECEIVED  
OCT 29 1981  
C. 7.00  
37-

DOCUMENT NUMBER  
26042097

TO

Warranty Deed  
JOINT TENANCY  
INDIVIDUAL TO INDIVIDUAL

RIDER TO WARRANTY DEED FROM  
MARK D. PEARLSTEIN AND LYNN C. PEARLSTEIN TO  
GARY LAPIN AND KATHERINE LAPIN DATED SEPTEMBER 15, 1981

LEGAL DESCRIPTION

Parcel 1:

Unit 204 in Pheasant Creek Condominium Number 1 as delineated on survey of part or parts of the following described Parcel of real estate (hereinafter referred to as "Parcel"):

Lots "A" and "B" in White Plains Unit 7, being a Subdivision in Section 8, Township 42 North, Range 12 east of the Third Principal Meridian and also the 2 acres conveyed to Frederick Walter by Warranty Deed recorded December 4, 1849 as Document 24234, being the east 20 rods of the north 16 rods of the west 1/2 of the north east 1/4 of said Section 8, and also the 1 acre conveyed to the church by Warranty Deed recorded April 30, 1851 as Document 29581 all taken as a Tract, (excepting from said Tract the north 20.00 feet of the west 742.00 feet and also excepting that part east of the west 742.00 feet of said Tract and north of a line 26.75 feet south of and parallel with the north line of the north east 1/4 of said Section 8) all in Cook County, Illinois, which Survey is attached as Exhibit "B" to Declaration of Condominium made by Chicago Title and Trust Company, as Trustee under Trust Number 40920, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 22648910, as amended from time to time, together with its undivided percentage 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) in Cook County, Illinois.

Parcel 2:

Easement appurtenant to and for the benefit of Parcel 1 as set forth in Pheasant Creek Association Declaration of Covenants, Conditions and Restrictions dated March 5, 1974, and recorded March 8, 1974 as Document 22648909 and as created by deed from Chicago Title and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated February 26, 1959 and known as Trust Number 40920 to Mark D. Pearlstein and Lynn C. Pearlstein, his wife, recorded November 17, 1975 as Document 2329937 for ingress and egress.

This Deed is conveyed on the conditional limitation that the percentage of ownership of said Grantees in the Common Elements shall be divested pro tanto and vest in the Grantees of the other units in accordance with the terms of said Declaration and any Amended Declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the Common Elements pursuant to said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each Amended Declaration recorded pursuant thereto.

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