

UNOFFICIAL COPY

GEORGE E. COLE
LEGAL FORMS

NO. 808
April, 1980

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form.
All warranties, including merchantability and fitness, are excluded.

THE GRANTOR AUBREY P. RAWLINS, a divorced man, 68
not since remarried

FEB 18 PM 1 16

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26148130

of the City of Chicago County of Cook
State of Illinois for and in consideration of

Ten (10) DOLLARS,
and other valuable considerations in hand paid,
CONVEY S. and WARRANT S. to

JOAN D. RAWLINS
5401 S. HYDE PARK BLVD., Chicago
(NAME AND ADDRESS OF GRANTEE)

(The Above Space For Recorder's Use Only)

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

See Exhibit A attached hereto and made a part hereof.

1000 MAIL

26148130

HEREBY DECLARE THAT THE ATTACHED DEED REPRESENTS A TRANSACTION
EXEMPT FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE
BY PARAGRAPH E OF SECTION 200.1-2B6 OF SAID ORDINANCE.

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

DATED this 17th day of February 1982

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
AUBREY P. RAWLINS (SEAL)
Aubrey P. Rawlins (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



AUBREY P. RAWLINS

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 acknowl-
edged 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 17th day of February 1982

Commission expires February 5 1985 A. Leo Wiggins, Jr. NOTARY PUBLIC

This instrument was prepared by A. Leo Wiggins, Jr., 7337 S. Shore Dr., Chicago 60649
(NAME AND ADDRESS)

ADDRESS OF PROPERTY:
5401 S. Hyde Park Blvd.
Chicago, Illinois 60615

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

SEND SUBSEQUENT TAX BILLS TO:
Joan D. Rawlins
5401 S. Hyde Park Blvd.
(Name) (Address)

MAIL TO: MS. JOAN D. RAWLINS
(Name)
5401 S. HYDE PARK BLVD.
(Address)
CHICAGO, IL 60615
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO.

COOK
AFFIX "RIDERS" OR REVENUE STAMPS HERE
EXEMPT UNDER THE PROVISIONS OF
COUNTY TRANSFER TAX ORDINANCE.
2-17-82 Date
A. Leo Wiggins, Jr. Buyer, Seller or Representative
26148130
2-17-82 Date
A. Leo Wiggins, Jr. Buyer, Seller or Representative

Unit No. 502 in the 5401 South Hyde Park Condominium, as delineated on survey of the following described real estate: Lot 1 and the North 20 feet of Lot 2 (except that part of said Lots taken for alley) in James Morgan's East End Avenue Subdivision in the South West fractional quarter of Section 12, Township 38 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 in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 24254360, as amended by Document No. 24266301; together with an undivided 1.30 % interest in the Common Elements.

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 said Declaration, 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 Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration as though the provisions of said Declaration were recited and stipulated at length herein.

SUBJECT TO: General real estate taxes not yet due and payable; Acts done or suffered by Purchaser, or anyone claiming by, through, or under Purchaser, including but not limited to Purchaser's mortgage documents; Limitations and conditions imposed by the Condominium Property Act of Illinois; Easements, covenants, restrictions and building lines of record; Applicable zoning building laws or ordinances; Terms, provisions, covenants and conditions contained in and rights and easements established by Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-laws for The 5401 South Hyde Park Boulevard Condominium Association recorded as Document No. 24254360 and amended by Document No. 24266301; Instrument recorded as Document No. 18240483 pursuant to which the property falls within the Hyde Park-Kenwood Urban Renewal Area as established pursuant to the provisions of the Urban Renewal Community Act.

Exhibit A

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