

UNOFFICIAL COPY

GEORGE E. COLE*
LEGAL FORMS

NO. 808
April, 1980
COOK COUNTY, ILLINOIS
FILED FOR RECORD

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.

1984 MAY -2

27 068 671
PM 2:47

RECORDED OF DEEDS

270686700k
CO. NO. 016

2 0 8 7 0

THE GRANTOR Mark J. Franzen, married to
Vicki L. Franzen

of the City of Chicago County of Cook
State of Illinois for and in consideration of
Ten and 00/100 (\$10.00)

DOLLARS,
in hand paid,

CONVEY S and WARRANT S to

Marilyn L. Carnahan, 701 Garden Circle - #4
Streamwood, Illinois

(NAME AND ADDRESS OF GRANTEE)

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

UNIT NO. '701-4' AND 'G-4' IN BROOKSIDE CONDOMINIUM, AS DELINEATED
ON SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN LADD'S GARDEN QUARTER
STREAMWOOD, BEING A SUBDIVISION IN SECTION 13, TOWNSHIP 41 NORTH,
RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT
THEREOF RECORDED FEBRUARY 13, 1974 AS DOCUMENT 22628184, IN COOK
COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARA-
TION OF CONDOMINIUM OWNERSHIP MADE BY THE FABINO-LADD COMPANY, RECORDED
IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS
DOCUMENT NO. 22848901, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY,
ILLINOIS.

See Rider "A" attached hereto and made a part hereof

10.00

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

DATED this 30th day of April 1984

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

Mark J. Franzen

(SEAL)

Vicki L. Franzen

(SEAL)

(SEAL)

(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

Mark J. Franzen and Vicki L. Franzen, his wife

IMPRESS
SEAL
HERE

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 acknowl-
edged 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 30th day of April 1984

Commission expires 1/27 1988

NOTARY PUBLIC

This instrument was prepared by Lawrence M. Elman, 180 N. LaSalle St., Chicago, IL 60601
(NAME AND ADDRESS)

MAIL TO:

MARDER & Seidler, Ltd.
Robert M. Mardel
(Name)
1076 S. ROSELLE ROAD
(Address)
Shawmbug, Ill. 60193
(City, State and Zip)

ADDRESS OF PROPERTY:

701 Garden Circle - #4
Streamwood, Illinois

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

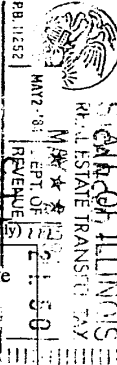
SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

OR

RECORDER'S OFFICE BOX NO.



REVENUE STAMPS HERE

0 10 7 4 4

REVENUE
REAL ESTATE
TRANSACTION TAX
\$21.50



CANCELLED

27 068 671

BOX 333

GEORGE E. COLE*
LEGAL FORMS
E#564469 / G#69-53-295 DE G/KC/AMS
PIN 06-13-300-012-1028

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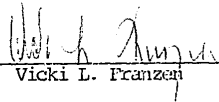
RIDER "A"

Subject to: covenants, conditions and restrictions of record, terms, provisions, covenants, and conditions, of the Declaration of Condominium and all amendments, if any, thereto; private, public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; encroachments, if any; party wall rights and agreements, if any; existing leases and tenancies; limitations and conditions imposed by the Condominium Property Act; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; installments not due at the date hereof or any special tax or assessment for improvements heretofore completed; general taxes for the year 1983 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years 1983 and 1984; installments due after the date of closing of assessments established pursuant to the Declaration of Condominium.

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 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 A Agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the common elements pursuant to declaration and to all other terms of said declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each amended declaration pursuant thereto grantor also herein grants to grantee their successors and assigns, as an easement appurtenant to the land herein conveyed, a perpetual, exclusive easement for parking purposes in and to parking area No. as defined and set forth in the declaration survey.

Dated this 30th day of April, 1984.

 (Seal)
Mark J. Franzen

 (Seal)
Vicki L. Franzen

END OF RECORDED DOCUMENT

27 106 671

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