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GEORGE E. COLE
LEGAL FORMS

NO. 810
April, 1980

WARRANTY DEED
Joint Tenancy
Statutory (ILLINOIS)
(Individual to Individual)

8 5 0 8 8 7 1 0

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

85 088 710

COOK
CO. NO. 016

2 : 8 0 1 9

THE GRANTOR, James C. Tyree, a never married man

of the City of Chicago County of Cook
State of Illinois for and in consideration of
Ten and no/100ths DOLLARS
and other good and valuable consideration
CONVEY \$ and WARRANT \$ to

11.00

L. Steven Nelson and Susan L. Nelson,
his wife of 57 E. Cedar, Unit 3,
Chicago, Illinois, 60610

(NAMES AND ADDRESS OF GRANTEE(S))

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 Exhibit "A" attached hereto
and made a part hereof.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

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Permanent Index Number: 17-03-202-006-1006

57 E. Cedar #3
Chicago, Illinois, 60610

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 2nd day of July 19 85

PLEASE PRINTOR TYPE NAME(S) BELOW SIGNATURE(S)
(SEAL) James C. Tyree (SEAL)
James C. Tyree
(SEAL) (SEAL) * * * *

State of Illinois, County of Lake ss. I, the undersigned, a Notary Public in and for
said County, in the State aforesaid, DO HEREBY CERTIFY
James C. Tyree, a never married man

IMPRESS
SEAL
HERE

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 2nd day of July 19 85

Commission expires July 24 1988 Marie M. Spring
NOTARY PUBLIC

This instrument was prepared by Elizabeth L. Corey, Friedman & Koven, 208 S. LaSalle, Suite 900, Chicago, Illinois, 60604

MAIL TO Stephen Richek
(Name)
180 N. LaSalle
(Address)
Chicago Ill. 60601
(City, State and Zip)

ADDRESS OF PROPERTY:
57 E. Cedar #3
Chicago, Illinois 60610

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

SEND SUBSEQUENT TAX BILLS TO:
Steven L. Nelson 57 E. Cedar,
(Name)
Chicago, IL. 60610
(Address)

OR RECORDER'S OFFICE BOX NO

RECORDERS BOX 333 Unit #3 Chicago, IL. 60610

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
REVENUE
45.50
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
REVENUE
45.50
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
REVENUE
45.50

Property of Cook County Office
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Warranty Deed
JOINT TENANCY
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE®
LEGAL FORMS

UNOFFICIAL COPY

EXHIBIT "8 5 0 8 3 7 1 0

Legal Description:

Unit 57-3 in 55-57 East Cedar Street condominium as delineated on a survey of the following described real estate:

Lot 1 and West 8 feet of Lot 2; also the East 12 feet of Lot 2 and the West 6 feet of Lot 3 in Block 1 in Potter Palmer's Lake Shore Drive addition to Chicago in South fractional 1/4 of Section 3, Township 39 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 26676843 and amended from time to time together with its undivided percentage interest in the common elements.

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; party wall rights and agreements, if any; limitations and conditions imposed by the Condominium Property Act; general taxes for the year 1984 and subsequent years and installments due after the date of closing assessments established pursuant to the Declaration of Condominium.

Permanent Index No.: 17-03-207-006-1006.

85 088 710

Property Clerk's Office