

86-705023

THE GRANTOR(s)
DANIEL N. NELSON, divorced and not since remarried,

of the Township of Palatine, County of Cook, State of Illinois,
for and in consideration of TEN and no/100ths (\$10.00) DOLLARS
and other good and valuable consideration in hand paid, does
CONVEY and WARRANT to

SCOTT V. BROWN and KENNETH E. BROWN and PHYLLIS M. BROWN of
1637 N. Ozanam, Niles, IL 60648
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 Legal Description Rider Attached Hereto

PTIN: 02-01-102-045-1011 TOWNSHIP: Palatine
ADDRESS: 1173-C Azela, Palatine, Illinois

SUBJECT TO: General Taxes for the year 1985 and thereafter;
covenants, conditions, restrictions and easements of record; and,
zoning and building ordinances.

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: June 20, 1986.

_____(SEAL) Daniel N. Nelson (SEAL)
DANIEL N. NELSON

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
DANIEL N. NELSON, divorced and not since remarried,
personally known to me to be the same person(s)
whose name(s) is/are subscribed to the foregoing
instrument, appeared before me this day in person
and acknowledged that each said person, sealed and
delivered the said instrument as a free and volun-
tary act, for the uses and purposes therein set
forth, including the release and waiver of the
right of homestead.

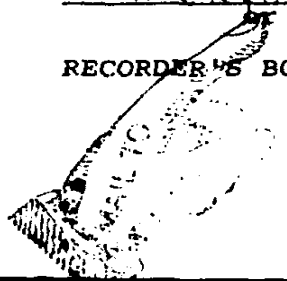
GIVEN under my hand and official seal, on June 20, 1986.

Commission expires on May 11, 1990. James J. Purvey
Notary Public

*This instrument was prepared by: KEITH E. HARRIS, Attorney at Law,
One E. Northwest Highway, Palatine, Illinois 60067

* MAIL TO:	ADDRESS OF PROPERTY
<u>Andrew Mayer, Esq.</u>	See beneath the Legal Description
<u>7824 W. Belmont</u>	The above address is for statisti-
<u>Chicago, IL 60634</u>	cal purposes only and is not a
	part of this deed.
RECORDER'S BOX NO. _____	Send subsequent tax bills to:
	Grantee at the property address

86361608



UNOFFICIAL COPY

PROPERTY OF COOK COUNTY CLERK'S OFFICE

COOK COUNTY RECORDER

DEPT-01 RECORDING

14222 TRAM 08/19/86 09:51:00

45428 & B *-86-361608

COOK COUNTY RECORDER

Property of Cook County Clerk's Office

DEPT-01 RECORDING

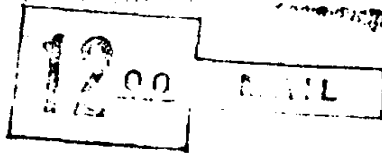
14222 TRAM 08/19/86 09:51:00

45428 & B *-86-361608

COOK COUNTY RECORDER

86-361608

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UNOFFICIAL COPY

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Legal Description Rider

Unit 17 C located in that part of the NorthWest 1/4 of Section 1, Township 42 North, Range 10 East of the Third Principal Meridian, described as commencing at the SouthEast corner of the NorthWest 1/4 of Section 1 aforesaid; thence North along the East line of said NorthWest 1/4 for a distance of 564.30 feet; thence West at right angles thereto for a distance of 40.0 feet to a point in the West line of Baldwin Road (dedicated as per Document 21,960,659) being the point of beginning of the tract herein described: Thence continue West along said right angle line 412.88 feet to a point 452.88 feet West (measured at right angles) of the East line of the NorthWest 1/4 of Section 1 aforesaid and 565.0 feet North (measured at right angles) of the South line of the NorthWest 1/4 of Section 1 aforesaid; thence North parallel with the East line of the Northwest 1/4 of Section 1 aforesaid 213.0 feet; thence East at right angles thereto 232.88 feet; thence North at right angles thereto 40.0 feet; thence East at right angles thereto 80.0 feet; thence South at right angles thereto 40.0 feet; thence East at right angles thereto 100.0 feet to the West line of Baldwin Road hereinbefore described; thence South along said West line 213.0 feet to the point of beginning, in Cook County, Illinois, as delineated and defined in that certain Ivy Glen Palatine Declaration of Condominium Ownership dated December 18, 1972 and recorded December 21, 1972 with the Recorder of Deeds, Cook County, Illinois as Document 22,165,443, together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with Amended Declarations as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby, in Cook County, Illinois.

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Office

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