

**UNOFFICIAL COPY**

87003726

87003726

WARRANTY DEED

Joint Tenancy-Illinois Statutory

(Individual to Individual)

(The Above Space For Recorder's Use Only)

THE GRANTORS Steven F. Kopczynski and Sharon A. Kopczynski, his wife,  
of the \_\_\_\_\_ of \_\_\_\_\_ County of Cook State of Illinois  
for and in consideration of Ten and 00/100 DOLLARS, in hand paid.

CONVEY s and WARRANT s to Nancy L. Beyer, a spinster,  
1513 Windslowe, unit #3, Palatine, Illinois  
(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:

Parcel 1: Unit 3-302 in Windhaven Condominium, as delineated on a Plat of Survey of a portion of that part of the East  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 1, Township 42 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois, which plat of survey is attached as exhibit C to the Declaration of Condominium Ownership for Windhaven Condominium and of Easements relating to Uncovered Area, recorded in Cook County as Document No. 25609759, and supplement No. 1 to the Declaration recorded as Document No. 26209984, and Supplement No. 3 recorded as Document No. 27153666, and as amended from time to time, (the "Declaration"), together with its undivided percentage interest in the common elements.

Parcel 2: Non-exclusive easement in perpetuity for the benefit of Parcel 1 as created by grant dated June 1, 1971 and recorded September 30, 1971 as Document No. 21648039 from Agnes C. Splitt and Roy J. Splitt, her husband, to American National Bank and Trust Company of Chicago, as trustee under trust no. 22-76504-00-3, its successors and assigns, for construction, installation, operation, use and maintenance of all utilities and lines required in connection therewith, over the following described property:

(continued as attached)

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 January 1987

Steven F. Kopczynski (Seal) Sharon A. Kopczynski (Seal)  
Steven F. Kopczynski Sharon A. Kopczynski

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

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 Steven F. and Sharon A. Kopczynski, husband & wife, personally known to me to be the same person s 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.

IMPRESS  
SEAL  
HERE

Given under my hand and official seal, this 2nd day of January 1987

Commission expires 6-20 1989 Cheryl Axley NOTARY PUBLIC

This instrument was prepared by Cheryl Axley, 640 E. Northwest Hwy., Mt. Prospect,  
(NAME AND ADDRESS) Illinois 60056

ADDRESS OF PROPERTY:

Unit 302, 3 B Dundee Quarter  
Palatine, Illinois 60074

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

SEND SUBSEQUENT TAX BILLS TO:

Nancy Beyer  
#302, 3 B Dundee Quarter,  
Palatine, Illinois 60074

MAIL TO:

Axley Law Office  
640 E. Northwest Hwy.  
Mount Prospect, IL 60056  
(312) 506-0909  
(City, State and Zip)

OR

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

COOK CO. NO. 87003726  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
REVENUE  
DEPT. OF REVENUE  
00.75  
57.00  
REAL ESTATE TRANSACTION TAX  
REVENUE  
JAN 5 1987  
STAMP  
P.A. 11431

DOCUMENT NUMBER

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Warranty Deed

JOINT TENANCY  
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

11/11/08

# UNOFFICIAL COPY

8 7 0 0 3 7 2 6

That part of the North 2096.75 feet of the East  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 1, Township 42 North, Range 10, East of the Third Principal Meridian, as described as follows:

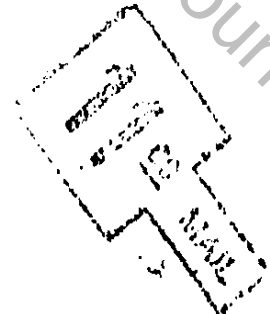
beginning at a point on the East line of the Southwest  $\frac{1}{4}$  of said section 1, 1104.90 feet of the North line of said Southwest  $\frac{1}{4}$ ; thence West 145 feet; thence North 295 feet; thence East 145 feet; thence South along said East line of the Southwest  $\frac{1}{4}$ , 295 feet to the point of beginning, in Cook County, Illinois.

Permanent Index No.: 02-01-302-076-0302

*Handwritten mark*

Property of Cook County Clerk's Office

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. #0171 C \*-87-003726  
. COOK COUNTY RECORDER