

WARRANT DEED
Statutory (ILLINOIS)
(Individual to Individual)

UNOFFICIAL COPY 7 2 3 9 1239 186

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

COOK COUNTY CLERK'S OFFICE
OR RECORDER'S OFFICE

THE GRANTOR Richard S. Przysinda, Jr.,
divorced and not since remarried

1987 MAY - 5 PM 12: 22

87239186

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

Ten and No/100 DOLLARS,
and other valuable consideration in hand paid,
CONVEYS and WARRANTS to Nikolaus D. Semaca
of 2650 Lakeview, Chicago, Illinois 60614

13.00

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)

the following described Real Estate situated in the County of Cook in the
State of Illinois, to-wit: See attached Exhibit A

Subject to: covenants, conditions and restrictions of record; terms,
provisions, covenants and conditions of the Declaration of
Condominium and all amendments thereto; private, public and
utility easements including any easements established by or
implied from the Declaration of Condominium or amendments
thereto; roads and highways; party wall rights and agreements;
existing leases and encumbrances; limitations and conditions
imposed by the Condominium Property Act; special taxes or
assessments for improvements not yet completed; unconfirmed
special taxes or assessments; general taxes for the year 1986
and subsequent years; installments due after the date of
closing of assessments established pursuant to the Declaration
of Condominium

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

Permanent Real Estate Index Number(s): 14-32-223-035-1709

Address(es) of Real Estate: 1034B Armitage, Chicago, Illinois 60614

DATED this 23rd day of April 1987

PLEASE PRINT OR TYPE NAME(S) BELOW
SIGNATURE(S)
(SEAL) Richard S. Przysinda, Jr. (SEAL)
Richard S. Przysinda, Jr.
(SEAL) (SEAL)

New York
State of ~~Illinois~~, County of Monroe ss. I, the undersigned, a Notary Public in and for
said County, in the State aforesaid, DO HEREBY CERTIFY that

Richard S. Przysinda, Jr.

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 23rd day of April 1987

Commission expires 8-31 1988 Michael C. Smith
NOTARY PUBLIC

This instrument was prepared by Kathleen C. Esposito, 382 Prospect, Elmhurst, IL 60126
(NAME AND ADDRESS)

MAIL TO: { John A. Keating (Name)
1603 Orrington, #2090 (Address)
Evanston, IL 60201 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Nikolaus D. Semaca (Name)
1034B Armitage (Address)
Chicago, Illinois 60614 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. 15

T.T.I. Box 15/A 227695

AFFIX "RIDERS" OR REVENUE STAMPS HERE

87 239 186

NOTARY C. SMITH
Henry P. Smith, State of New York
Commission Expires August 31, 1988

UNOFFICIAL COPY

Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office

173227
COOK CO. NO. 116

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
★ ★ ★
DEPT. OF REVENUE
MAY-5'87
P.B. 10761

72.50

042374

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP
MAY-5'87
P.B. 11450

72.50

037350

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
★ ★ ★
DEPT. OF REVENUE
MAY-5'87
P.B. 11189

725.00

981 629 186

Circle number Estimate preceding 31. 1st
Consult by purchase
Install Report State of Illinois
MICHAELE C. SMITH

UNOFFICIAL COPY

Exhibit A

Legal Description

Unit No. 1034-B in Kensington Condominium, as delineated on a survey of the following described real estate:

Lot 19 to 29 in Block 4 in Morgan's Subdivision of the East 1/2 of Block 10 in Sheffield's Addition to Chicago, in Section 32, Township 40 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 Doc. No. 25,484,942 together with its undivided percentage interest in the common elements

Cook County Clerk's Office

18
259
185
77
77