

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

UNOFFICIAL COPY

1300

THE GRANTOR

88486958

H. Bruce Triplett, divorced and not since remarried

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO HUNDREDTHS DOLLARS, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to

Steven J. Fapka and Constance E. Fapka, his wife
1556 Stanley
Birmingham, Michigan 48009

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 attached hereto and by this reference made a part hereof.

Subject to covenants, conditions and restrictions of record; terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; public and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, limitations and conditions imposed by the Condominium Property Act; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; general taxes for the year 1988 and subsequent years; installments due after the date of closing assessments established pursuant to the Declaration of Condominium; and to Illinois Condominium Law.

hereby releasing and waiving all rights under any 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.

Permanent Real Estate Index Number(s) 14-28-124-030-1007

Address(es) of Real Estate: 435 West Surf, Unit 4A, Chicago, Illinois

DATED this 14th day of October, 1988

x H. Bruce Triplett (SEAL)
H. Bruce Triplett

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 H. Bruce Triplett, divorced and not since remarried, 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 acknowledged 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 19 day of October, 1988.

Commission expires My Commission Expires Mar. 9, 1990

Stacey Schmale
Notary Public

This instrument was prepared by: James V. Inendino, Vedder, Price, Kaufman & Kammholz, 222 North LaSalle Street, Chicago, Illinois 60601

MAIL TO: Louis A. Feigenberg
221 North LaSalle Street
Suite 2440
Chicago, Illinois 60601

SEND SUBSEQUENT TAX BILLS TO:
Steven J. Fapka
435 West Surf
Unit 4A
Chicago, Illinois

7185795/Alv. 7185795/Hous

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE OCT 24 98
682.50

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE OCT 24 98
682.50

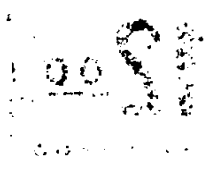
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
91.00

Cook County
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE OCT 24 98
91.00

88486958

BOX 333-CC

UNOFFICIAL COPY



WARRANTY DEED
(Joint Tenancy)
Individual to Individual

TO

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1988 OCT 26 PM 2:45

88486958

Property of Cook County Clerk's Office

88486958

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LEGAL DESCRIPTION

1: 4-"A", and parking 1 in the 435 Surf walk Con
neated on a survey of the following described rec
3 (except the west 3 feet) in Conrad Furst's addi
Chicago, being a subdivision of Lots 21, 22 and the North 34
of Lot 20 (except the East 5 feet for alley purposes) in t
resubdivision of Block 1 in LeMoynes subdivision of the South 16
Acres of the East 1/2 of the North West 1/4 of Section 28,
Township 40 North, Range 14 East of the Third Principal Meridian,
which survey is attached as Exhibit "A" to Declaration of
Condominium recorded as Document number 24856841; together with
its undivided percentage interest in the common elements, in Cook
County, Illinois.

Parcel 2:

Easement for the benefit of Lot 3 aforesaid created by Plat of
Subdivision recorded June 5, 1890 as Document 1281988 fr
private alley over the rear part of Lot 4 in said subdivi
shown on the plat thereof, all in Cook County, Illinois.
Commonly known as: 435 West Surf, Unit 4A, Ch.
P.I.N.: 14-28-124-030-1007

Cook County Clerk's Office

UNOFFICIAL COPY

Property of Cook County

8569847 PFF
24856841

P.I.N.: 14-28-124-030-1007

Commonly known as: 435 West Surf, Unit 4A, Chicago, Illinois

Easement for the benefit of Lot 3 aforesaid created by Plat of Subdivision recorded June 5, 1890 as Document 1281988 for a private alley over the rear part of Lot 4 in said subdivision as shown on the plat thereof, all in Cook County, Illinois.

Parcel 2:

Unit 4-"A", and parking 1 in the 435 Surf Walk Condominium, as delineated on a survey of the following described real estate: Lot 3 (except the west 3 feet) in Conrad Furst's addition to Chicago, being a subdivision of Lots 21, 22 and the North 34 feet of Lot 20 (except the East 5 feet for alley purposes) in the resubdivision of Block 1 in Lemoyne's subdivision of the South 16 Acres of the East 1/2 of the North West 1/4 of Section 28, Township 40 North, Range 14 East of the Third Principal Meridian, which survey is attached as Exhibit "A" to Declaration of Condominium recorded as Document number 24856841; together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 1:

LEGAL DESCRIPTION