

UNOFFICIAL COPY

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

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.

THE GRANTOR S, Anne J. Rosenthal and
Aaron M. Rosenthal, her husband

88601232

of the Village of Skokie County of Cook
State of Illinois for and in consideration of
Ten and No/100 (\$10.00)-----DOLLARS.
in hand paid.
CONVEY and WARRANT to Richard Schmitz,
1212 West Flournoy, Chicago, IL. 60607

(The Above Space For Recorder's Use Only)

(NAMES AND ADDRESS OF GRANTEES)

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:

Unit 31 the East 30.06 feet of the West 41.30 feet of the South 19.92 feet of the North 180.77 feet of the following described property taken as a tract, Lots 24 to 41 both inclusive (except the East 71.45 feet of Lots 24 to 32, both inclusive) all of vacated South Norton Street lying North of the South line of Lot 41 extended East and all of vacated alley lying between Lots 40 and 41 and that part of vacated alley lying between Lots 24 and 25, lying West of a line 71.45 feet West of and parallel with the East line of Lots 24 and 25, all in J. W. Cochran's subdivision of Block 15 in Canal Trustees subdivision of the South East 1/4 of Section 17, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

DTC 2329

SUBJECT TO: Covenants, conditions and restrictions of record; private, public and utility easements; roads and highways; party wall rights and agreements; special taxes or assessments for improvements not yet completed; 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. *unconfirmed special taxes or assessments; general taxes for the year 1988 and subsequent years.

Permanent Real Estate Index Number(s): 17-17-417-088

Address(es) of Real Estate: 817 South Racine, Chicago, IL. 60607

DATED this 6th day of December 1988.

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
Anne J. Rosenthal (SEAL) Aaron M. Rosenthal (SEAL)
Anne J. Rosenthal Aaron M. Rosenthal
(SEAL) (SEAL)

ATTACH "RIDERS" OR REVENUE STAMPS HERE

88601232

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 Anne J. Rosenthal and Aaron M. Rosenthal, her husband

personally known to me to be the same persons 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.

Given under my hand and official seal, this 6th day of December 19 88
Commission expires March 25 1989 Dorothy Kappert
NOTARY PUBLIC

This instrument was prepared by Fred Carman, 2401 Waukegan Road, Bannockburn, IL. 60015
(NAME AND ADDRESS)

MAIL TO { Benach, E. Stamm (Name)
1212 West Flournoy (Address)
Chicago, IL 60607 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO
Richard Schmitz (Name)
817 South Racine (Address)
Chicago, IL. 60607 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO

UNOFFICIAL COPY

GEORGE E. COLE
LEGAL FORMS

88501232

Warranty Deed

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX

REVENUE
STAMP JAN 30 '88

42.50

DEPT. OF RECORDS 12/30/88 12:04:25

48926 # B *--88-601232

COOK COUNTY RECORDS

88501232

UNIT 31 THE EAST 30.06 FEET OF THE NORTH 180.77 FEET OF THE WEST 41.30 FEET OF THE SOUTH 19.92 FEET OF THE TRACT, LOTS 24 TO 41 BOTH INCLUSIVE (EXCEPT THE EAST 71.45 FEET LYING NORTH OF THE SOUTH LINE OF LOT 41 EXTENDED SOUTH NORTHION STREET VACATED ALLEY LYING BETWEEN LOTS 24 AND 25, LYING WEST OF A LINE 71.45 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF LOTS 24 AND 25, ALL IN J. W. COCHRAN'S SUBDIVISION OF BLOCK 15 IN CANAL TRUSTEES RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 1

PARCEL 2

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN DECLARATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 12, 1906 AND KNOWN AS TRUST NUMBER 3000 DATED JULY 31, 1976 AND RECORDED OCTOBER 25, 1976, AS DOCUMENT NO. 23685725 AS AMENDED FROM TIME TO TIME, FOR INGRESS AND EGRESS.

17-17-417-088

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