

WARRANTY DEED

Joint Tenancy Illinois Statutory  
1988 DEC 30 PM 3:10

COOK COUNTY ILLINOIS

88602107

(The Above Space For Recorder's Use Only)

THE GRANTOR, Harold E. Armour and Yvonne T. Armour, his wife, 4800 S. Chicago Beach Drive, Unit 801 N. Chicago, Illinois, 60615

of the City of Chicago, Cook County, Illinois, for and in consideration of Ten and 00/100 (\$10.00) DOLLARS

CONVEY and WARRANT to Amos Kuykendall and Doris Kuykendall, 4800 S. Chicago Beach Drive, Chicago, Illinois 60615

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:

Legal description attached hereto and made a part hereof.

Subject to: (a) covenants, conditions, and restrictions of record; (b) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; (c) private, public and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any; (d) party wall rights and agreements, if any; (e) limitations and conditions imposed by the Condominium Property Act; (f) special taxes or assessments for improvements not yet completed; (g) any unconfirmed special tax or assessment; (h) installations not due at the date hereof for any special tax or assessment; (i) installations heretofore completed (j) general taxes for the year 1988 and subsequent years; (k) installations due after the date of closing as assessments established pursuant to the Declaration of Condominium.

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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 28th day of December 1988

PLEASE PRINT OR SIGNATURE(S)  
Harold E. Armour  
Yvonne T. Armour

State of Illinois, County of Cook  
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Harold E. Armour and Yvonne T. Armour, his wife, are 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 28th day of December 1988  
NOTARY PUBLIC STATE OF ILLINOIS  
WALTER J. SORENSEN  
MY COMMISSION EXPIRES DEC 12, 1991

This instrument was prepared by Arthur H. Evans, 180 N. LaSalle, Ste 2401, Chgo, IL 60601 (NAME AND ADDRESS)

4800 S. Chicago Beach Drive  
Unit 801 N  
Chicago, Illinois 60615  
Amos and Yvonne Kuykendall  
4800 S. Chicago Beach, Unit 801 N  
Chicago, Illinois 60615  
Chicago, Illinois 60602  
33 N. LaSalle, Ste 2125  
Joel L. Greenblatt

UNOFFICIAL COPY

Cook County  
REAL ESTATE TRANSACTION TAX  
57.50  
AFFIX RIDERS OR REVENUE STAMPS HERE

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
57.50  
REVENUE DEPT OF REVENUE

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
862.50  
DEPT OF REVENUE 063709

DOCUMENT NUMBER  
88602107

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11/15/2011  
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11/15/2011

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## LEGAL DESCRIPTION

4800 South Chicago Drive, Unit 801 N  
Chicago, IL 60615

### PARCEL 1:

UNIT 801-'N' IN THE NEWPORT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:  
BLOCK 1 IN CHICAGO BEACH ADDITION, BEING A SUBDIVISION OF LOT 'A' IN BEACH HOTEL COMPANY'S CONSOLIDATION OF CERTAIN TRACTS IN FRACTIONAL SECTIONS 11 AND 12, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING FROM SAID BLOCK 1 THAT PART THEREOF WHICH LIES NORTHEASTERLY OF A LINE 40 FEET SOUTHWESTERLY FROM AND PARALLEL TO THE NORTHEASTERLY LINE OF SAID BLOCK (SAID PARALLEL LINE BEING THE ARC OF A CIRCLE HAVING A RADIUS OF 1568.16 FEET CONVEX SOUTHWESTERLY), IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 24730609 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

ALSO

### PARCEL 2:

A NON-EXCLUSIVE GARAGE RIGHT NUMBER 370, LIMITED COMMON ELEMENTS, CONSISTING OF THE RIGHT TO PARK ONE PASSENGER AUTOMOBILE IN THE GARAGE, WHICH GARAGE IS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID, RECORDED AS DOCUMENT 24730609 AND GRANTED BY DEED RECORDED AS DOCUMENT 24756380 IN COOK COUNTY, ILLINOIS.

ALSO

A NON-EXCLUSIVE GARAGE RIGHT 6, A LIMITED COMMON ELEMENT, CONSISTING OF THE RIGHT TO PARK ONE PASSENGER AUTOMOBILE IN THE GARAGE, WHICH GARAGE IS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.

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