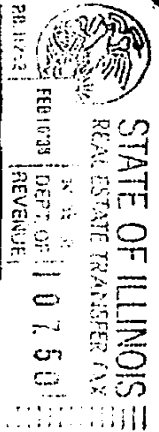


UNOFFICIAL COPY
Joint Tenancy for Illinois

88060892



14⁰⁰

71-46-0982-183

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.

THIS INDENTURE, Made this 15th day of January, 1988 between THOMAS O. GAUVREAU and CYNTHIA A. GAUVREAU, his wife of the Village of Buffalo Grove in the County of Cook and State of Illinois parties of the first part, and AGISILAOS FOURKAS and HRISOULA FOURKAS, his wife, of 4638 West Jerome, Skokie, Illinois 60076

(NAME AND ADDRESS OF GRANTEE(S))

parties of the second part, WITNESSETH, That the part ies of the first part, for and in consideration of the sum of Ten and No/100ths Dollars and other good and valuable consideration

Above Space For Recorder's Use Only.

in hand paid, convey and warrant to the parties of the second part, not in tenancy in common, but in joint tenancy, the following described Real Estate, to wit:

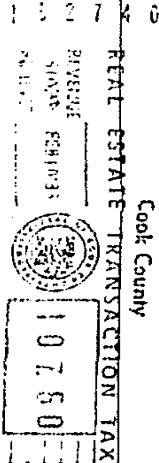
SEE ATTACHED LEGAL DESCRIPTION RIDER.

JAN 13 1988 Real Estate Transfer Tax C.A.F. VILLAGE OF MOUNT PROSPECT \$10.00

JAN 13 1988 Real Estate Transfer Tax C.A.F. VILLAGE OF MOUNT PROSPECT \$5.00

JAN 13 1988 Real Estate Transfer Tax C.A.F. VILLAGE OF MOUNT PROSPECT \$100.00

JAN 13 1978 Real Estate Transfer Tax C.A.F. VILLAGE OF MOUNT PROSPECT \$100.00



COOK COUNTY, ILLINOIS
FILED FOR RECORD

1988 FEB 10 AM 11 18

88060892

Subject to:

General taxes for 1987 and subsequent years; ~~special taxes or assessments for~~ improvements not yet completed; building lire and building and liquor restrictions of record; zoning and building laws and ordinances; public utility easements; public roads and highways; ~~assessments for private roads~~ private easements; covenants and restrictions of record as to use and occupancy; party wall rights and agreements;

situated in the County of Cook, in the State of Illinois, 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 the above granted premises unto the parties of the second part forever, not in tenancy in common, but in joint tenancy.

Permanent Real Estate Index Number(s): 08-23-201-060-0000 08-23-201-076-0000

Address(es) of Real Estate: 305 Hawthorne Circle, Mount Prospect, Illinois 60056

IN WITNESS WHEREOF, the part ies of the first part have hereunto set their hands and seals the day and year first above written.

Thomas O. Gauvreau (SEAL)
Thomas O. Gauvreau

Cynthia A. Gauvreau (SEAL)
Cynthia A. Gauvreau

Please print or type name(s) below signature(s)

BOX 333-WJ

Mail To

This instrument was prepared by George J. Economos, Attorney at Law 1655 North Arlington Heights Road, Arlington Heights, Illinois 60004

Agisilaos Fourkas (NAME AND ADDRESS)

Send subsequent tax bills to 4638 West Jerome, Skokie, Illinois 60076

(NAME AND ADDRESS)

733553 Hand

Cook County

88060892

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STATE OF ILLINOIS }
COUNTY OF COOK } ss.

I, George J. Economos, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas O. Gauvreau and Cynthia A. Gauvreau, his wife, 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 15th day of January, 19 88.

(Impress Seal Here)

George J. Economos
Notary Public

Commission Expires: September 2, 1988

Property of Cook County Clerk's Office

89060892

Warranty Deed

JOINT TENANCY FOR ILLINOIS

TO

ADDRESS OF PROPERTY:

MAIL TO:

GEORGE E. COLE
LEGAL FORMS

UNOFFICIAL COPY

LEGAL DESCRIPTION RIDER

PARCEL 1:

All that part lying South of the North 92.09 feet of a tract of land being that part of the East 840.40 feet, except the East 223 feet thereof, of the North 20 acres of the Northeast Quarter of the Northeast Quarter of Section 23, Township 41 North, Range 11 East of the Third Principal Meridian, described as follows: Commencing at the Southwest corner of the East 840.40 feet of the North 20 acres of said Quarter, Quarter Section: thence due East (being an assumed bearing for this legal description), along the South line of said North 20 acres, 393.17 feet, (said South line being parallel with the North line of said Quarter, Quarter Section); thence due North 18.28 feet to a point for a place of beginning of the tract of land herein described; thence due West 57.0 feet; thence due North 140.80 feet; thence due East 57.0 feet; thence due South 140.80 feet to the point of beginning, all in Cook County, Illinois.

PARCEL 2:

Easements appurtenant to and for the benefit of Parcel 1, as set forth in the declaration of covenants, conditions and restrictions and easements recorded in the Recorder's Office of Cook County, Illinois, on April 7, 1976, as Document No. 23443254 and supplement to declaration of covenants, conditions and restrictions and easements recorded in the Recorder's Office of Cook County, Illinois, on August 17, 1977, as Document No. 24062165 and the 1st party makes this conveyance, subject to the easements and agreements reserved for the benefit of adjoining parcels in said declaration and supplement to declaration, which are incorporated herein by reference thereto for the benefit of the real estate above described and adjoining parcels, all in Cook County, Illinois.

Permanent Real Estate Index Number: 08-23-201-060-0000

Address of Property: 305 Hawthorne Circle
Mt. Prospect, Illinois 60056

Recorder's Office
88060892

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LEGAL DESCRIPTION

This instrument is intended to provide for the partition of the land described in the foregoing and to divide the same among the several parties mentioned herein. The said land is located in Cook County, Illinois, and is more particularly described as follows:

The land described in the foregoing is owned by the parties mentioned herein, and the same is to be divided among them as follows:

88060088

0000-000-100-33-00 - Legal Description

This instrument is intended to provide for the partition of the land described in the foregoing and to divide the same among the several parties mentioned herein.

UNOFFICIAL COPY

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS)

) ss.

COUNTY OF COOK)

STERI GROH

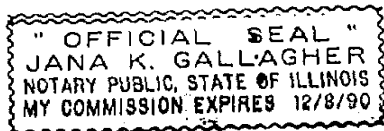
, being duly sworn on oath, states that she resides at 135 E. ALDENHOLM ROAD, ARLINGTON HEIGHTS, IL. That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
-OR-
the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1958.
2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyances of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED and SWORN to before me
this 15th day of JANUARY, 1988



Jana K. Gallagher
for Cook County, Illinois

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Property of Cook County Clerk's Office