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WARRANTY DEED - JOINT TENANCY

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GRANTOR(S), FRANK J. LEVINE and HOLLI LEVINE, FORMERLY KNOWN AS HOLLI GROBSTEIN, HIS WIFE of GLENVIEW in the County of COOK in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE(S), ISAK TENENBOYM and IRINA KRUGOLETS of 9016 Bronx of SKOKIE in the County of COOK in the State of Illinois, not in TENANCY IN COMMON, but in JOINT TENANCY, the following described real estate:

RECORDED IN BOOK 112 PAGE 10-00  
INDEXED IN BOOK 616305

=== For Recorder's Use ===

(See Legal Description attached)

Permanent Tax No: 09-11-101-041-0000  
Known As: 545 GLENSHIRE, GLENVIEW IL 60025

SUBJECT TO: (1) Real estate taxes for the year 1989 and subsequent years; (2) Covenants, conditions, restrictions and easements apparent or of record; (3) All applicable zoning laws and ordinances; hereby releasing and waiving all rights under and by virtue of Homestead Exemption Laws of the State of Illinois. To Have and to Hold, the above granted premises unto the said Grantees forever, not in TENANCY IN COMMON but in JOINT TENANCY.

Dated: December 19, 1989

*Holli Levine Formerly Known As Holli Grobstein*

*Frank J. Levine*  
FRANK J. LEVINE

HOLLI LEVINE formerly known as  
HOLLI GROBSTEIN

STATE OF ILLINOIS  
COOK COUNTY

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I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that FRANK J. LEVINE and HOLLI LEVINE, FORMERLY KNOWN AS HOLLI GROBSTEIN, 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 notary seal, this 19<sup>th</sup> day of

December, 1989.

*[Signature]* Notary Public  
My commission expires 3.17.91

OFFICIAL SEAL  
Asher J. [Signature]  
Notary Public, State of Illinois  
My Commission Expires Mar 17, 1991

Prepared By: BARRY GOLDMAN, CHICAGO IL  
Tax Bill to: ISAK TENENBOYM  
545 GLENSHIRE, GLENVIEW IL 60025  
Return to : HAROLD BERG  
5309 W. DEMPSTER STREET - SUITE 200, SKOKIE IL 60077

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## LEGAL DESCRIPTION:

### PARCEL 1:

THE NORTH 23.78 FEET OF THE SOUTH 65.4 FEET OF THAT PART OF LOT 2 IN OWNERS SUBDIVISION OF PART OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN AS PER PLAT OF SAID OWNERS SUBDIVISION FILED FOR RECORD IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON JANUARY 2, 1917 AS DOCUMENT 6022131 DESCRIBED AS FOLLOWS:

BEGINNING ON A LINE 50.0 FEET SOUTH OF (MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 11 AND AT A POINT ON SAID LINE 194.26 FEET (AS MEASURED ALONG SAID PARALLEL LINE) EAST OF A LINE 50.0 FEET EASTERLY OF (MEASURED AT RIGHT ANGLES TO) AND PARALLEL WITH THE CENTER LINE OF GREENWOOD ROAD THENCE SOUTH ALONG A LINE MAKING AN ANGLE WITH THE LAST DESCRIBED LINE OF 89 DEGREES, 58 MINUTES, 15 SECONDS AS MEASURED FROM WEST TO SOUTH A DISTANCE OF 151.42 FEET THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID SECTION 11, A DISTANCE OF 74.53 FEET TO A LINE 183.0 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF LOTS 1 THROUGH 8 IN GLENVIEW REALTY COMPANY'S CENTRAL GARDENS, A SUBDIVISION OF PART OF THE NORTH WEST 1/4 OF SAID SECTION 11; THENCE NORTH PARALLEL WITH SAID WEST LINE OF SAID LOTS 1 THROUGH 8, A DISTANCE OF 151.42 FEET TO A LINE 50.0 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 11; THENCE WEST 74.98 FEET TO THE POINT OF BEGINNING ALL IN COOK COUNTY, ILLINOIS,

### ALSO

### PARCEL 2:

THAT PART OF LOT 2 IN OWNERS SUBDIVISION OF PART OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN AS PER PLAT OF SAID OWNERS SUBDIVISION FILED FOR RECORD IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON JANUARY 2, 1917 AS DOCUMENT 6022131 DESCRIBED AS FOLLOWS:

BEGINNING ON A LINE 50.0 FEET SOUTH OF (MEASURED AT RIGHT ANGLES TO) AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 11 AND AT A POINT ON SAID LINE 159.76 FEET (AS MEASURED ALONG SAID PARALLEL LINE) EAST OF A LINE 50.0 FEET EASTERLY OF (MEASURED AT RIGHT ANGLES TO) AND PARALLEL WITH THE CENTER LINE OF GREENWOOD ROAD; THENCE SOUTH ALONG A LINE MAKING AN ANGLE WITH THE LAST DESCRIBED LINE OF 89 DEGREES, 58 MINUTES, 15 SECONDS AS MEASURED FROM WEST TO SOUTH, A DISTANCE OF 74.45 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED CONTINUING THENCE SOUTH ALONG THE LAST DESCRIBED LINE 12.75 FEET; THENCE NORTH EASTERLY ALONG A LINE MAKING AN ANGLE OF 45 DEGREES (AS MEASURED FROM NORTH TO

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## LEGAL DESCRIPTION (Continued):

EAST) WITH THE LAST DESCRIBED LINE A DISTANCE OF 48.79 FEET; THENCE NORTH ALONG A LINE PARALLEL WITH THE WESTERLY LINE OF SAID PARCEL A DISTANCE OF 12.75 FEET THENCE SOUTH WESTERLY ALONG A LINE MAKING AN ANGLE WITH THE LAST DESCRIBED LINE OF 45 DEGREES (AS MEASURED FROM SOUTH TO SOUTH WEST) A DISTANCE OF 48.79 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3.  
EASEMENTS AS SET FORTH IN THE DECLARATION OF EASEMENTS AND EXHIBIT '1' THERETO ATTACHED DATED DECEMBER 4, 1960 AND RECORDED DECEMBER 19, 1960 AS DOCUMENT 18043592 MADE BY CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 22, 1957 AND KNOWN AS TRUST NUMBER 39470 AND AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 17, 1960 AND KNOWN AS TRUST NUMBER 42231; AND AS CREATED BY THE MORTGAGE FROM SUNSET MANOR EXECUTIVE HOMES INCORPORATED, A CORPORATION OF ILLINOIS, TO FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF BERWYN DATED FEBRUARY 16, 1961 AND RECORDED FEBRUARY 20, 1961 AS DOCUMENT 18089866 AND AS CREATED BY THE DEED SUNSET MANOR EXECUTIVE, INC. TO JOHN C. LIPHAM AND LILLIE F. LIPHAM, HIS WIFE, DATED AUGUST 14, 1961 AND RECORDED DECEMBER 23, 1963 AS DOCUMENT 19006330 (A) FOR THE BENEFIT OF PARCEL 1 AFORESAID FOR INGRESS AND EGRESS OVER AND ACROSS THE AREAS ENCLOSED BY BROKEN LINES OR A COMBINATION OF BROKEN LINES OR SOLID LINES NECESSARY FOR NORMAL AND REASONABLE USE, AS SHOWN ON THE PLAT OF SURVEY RECORDED DECEMBER 19, 1960 AS DOCUMENT 18043592 AND IDENTIFIED AS EXHIBIT '1' (EXCEPT THAT PART THEREOF FALLING IN PARCEL 1 AFORESAID), (B) FOR THE BENEFIT OF PARCEL 1 AFORESAID FOR INGRESS AND EGRESS AND DRIVEWAY PURPOSES OVER AND ACROSS ALL PARKING PARCELS AND ALSO THOSE AREAS LABELED GLENDALE ROAD AND GLENSHIRE ROAD, NECESSARY FOR NORMAL AND REASONABLE USE, AS SHOWN ON THE PLAT OF SURVEY RECORDED DECEMBER 19, 1960 AS DOCUMENT 18043592 AND IDENTIFIED AS EXHIBIT '1', (EXCEPT THAT PART THEREOF FALLING IN PARCEL 2 AFORESAID); ALL OF THE ABOVE FALLS IN THE FOLLOWING DESCRIBED PROPERTY: THAT PART OF LOT 2 IN OWNERS SUBDIVISION OF PART OF SECTION 11, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN AS PER PLAT OF SAID OWNERS SUBDIVISION FILED FOR RECORD IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON JANUARY 2, 1917 AS DOCUMENT 6022131 DESCRIBED AS FOLLOWS:

BEGINNING ON A LINE 50.0 FEET SOUTH OF (MEASURED AT RIGHT ANGLES

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## LEGAL DESCRIPTION (Continued):

TO) AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 11 AND AT A POINT ON SAID LINE 159.76 FEET (AS MEASURED ALONG SAID PARALLEL LINE) EAST OF A LINE 50.0 FEET EASTERLY OF (MEASURED AT RIGHT ANGLES TO) AND PARALLEL WITH THE CENTER LINE OF GREENWOOD ROAD; THENCE SOUTH ALONG A LINE MAKING AN ANGLE WITH THE LAST DESCRIBED LINE OF 89 DEGREES, 58 MINUTES, 15 SECONDS AS MEASURED FROM WEST TO SOUTH, A DISTANCE OF 265.0 FEET, THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SECTION 11, 200.0 FEET MORE OR LESS TO A LINE (HEREINAFTER CALLED THE EASTERLY LINE OF GREENWOOD ROAD) 50.0 FEET EASTERLY OF (MEASURED AT RIGHT ANGLES TO) AND PARALLEL WITH THE CENTER LINE OF GREENWOOD ROAD, THENCE SOUTHERLY ALONG THE EASTERLY LINE OF GREENWOOD ROAD (SAID EASTERLY LINE AT THIS POINT BEING A CURVED LINE CONCAVE EASTERLY AND HAVING A RADIUS OF 4533.75 FEET) A DISTANCE OF 334.90 FEET CHORD MEASURE TO A POINT, THENCE EASTERLY ALONG A CURVED LINE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 1760.0 FEET A DISTANCE OF 160.0 FEET CHORD MEASURE TO A POINT OF REVERSE CURVE (THE TANGENT TO SAID LAST DESCRIBED CURVED LINE BEING AT RIGHT ANGLES TO A LINE TANGENT TO THE EASTERLY LINE OF GREENWOOD ROAD, THROUGH THE LAST DESCRIBED POINT ON THE EASTERLY LINE) THENCE EASTERLY ALONG A CURVED LINE HAVING A RADIUS OF 953.98 FEET AND CONCAVE NORTHERLY A DISTANCE OF 361.76 FEET CHORD MEASURE TO A LINE 326.0 FEET ( AS MEASURED ALONG THE NORTH LINE OF SAID SECTION 11) WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOT 2 THENCE NORTH ALONG SAID LAST DESCRIBED LINE PARALLEL 597.0 FEET TO A LINE 50.0 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 11, THENCE WEST ALONG SAID LAST DECRIBED PARALLEL LINE 292.48 FEET TO THE POINT OF BEGINNING ALL IN COOK COUNTY, ILLINOIS.

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