

# UNOFFICIAL COPY

WARRANTY DEED  
Statutory (ILLINOIS)  
(Individual to Individual)

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89395260

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT OF REVENUE  
08501

7221824 A1 OK

THE GRANTOR  
Warren Baker, married to Deborah C. Baker

of the city of Chicago County of Cook  
State of Illinois for and in consideration of  
Ten and No/100

(\$10.00) -- DOLLARS,  
and other good & valuable consideration in hand paid,  
CONVEYS and WARRANTS to  
Ellis W. Cunningham

801 South Plymouth, #1114  
Chicago, Illinois 60605  
(NAME AND ADDRESS OF GRANTEE)

the following described Real Estate situated in the County of Cook in the  
State of Illinois, to wit:

See Legal Description attached as Exhibit A.

Subject to: See Exhibit B attached.

COOK COUNTY, ILLINOIS  
CLERK'S OFFICE FOR RECORDS

1989 AUG 24 PM 2:41

89395260

13.00

REAL ESTATE TRANSACTION TAX  
REVENUE  
STAMP AUG 24 1989  
Cook County

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. THIS IS NOT HOMESTEAD PROPERTY

Permanent Real Estate Index Number(s): 17-16-419-006-1170

Address(es) of Real Estate: Garage Space #170-801 S. Plymouth Ct, Chicago, IL 60605

DATED this 24 day of August 19 89

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)  
Warren Baker (SEAL) (SEAL)  
(SEAL) (SEAL)

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

Warren Baker, MARRIED TO DEBORAH C. BAKER

"OFFICIAL SEAL"  
MAX H. MINTZER  
Notary Public, State of Illinois  
My Commission Expires Dec. 6, 1992

personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed 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 24th day of August 1989

Commission expires 12/6 1992 Max H. Mintzer  
NOTARY PUBLIC

This instrument was prepared by Kimberly Buol, Esq. - Winston & Strawn, 35 W. Wacker  
(NAME AND ADDRESS) Chicago, IL 60601

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT OF REVENUE  
127.50

MAIL TO: Ellis W. Cunningham  
801 So. Plymouth Ct, #1114  
Chicago, IL 60605  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO  
Ellis W. Cunningham  
801 So. Plymouth Ct, #1114  
Chicago, IL 60605  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. BOX 333 - CC

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**Warranty Deed**  
INDIVIDUAL TO INDIVIDUAL

TO

**GEORGE E. COLE®**  
**LEGAL FORMS**

Property of Cook County Clerk's Office

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## EXHIBIT A

### PARCEL 1:

UNIT NUMBER P170 IN 801 SOUTH PLYMOUTH COURT GARAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS 1 AND 2 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1, BEING A RESUBDIVISION OF SUNDRY LOTS AND VACATED STREETS AND ALLEYS IN AND ADJOINING BLOCKS 127 TO 134, BOTH INCLUSIVE IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THAT PART OF VACATED SOUTH PLYMOUTH COURT LYING WEST OF AND ADJOINING LOT 1 IN BLOCK 1 IN DEARBORN PARK UNIT NUMBER 1 AFORESAID WHICH SURVEY IS ATTACHED AS EXHIBIT 'A-2' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26826099 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

EASEMENT FOR VEHICULAR ACCESS AS CREATED BY THE OPERATING COVENANT RECORDED OCTOBER 18, 1983 AS DOCUMENT 26826098 AND AS CREATED BY DEED FROM LA SALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 26, 1981 AND KNOWN AS TRUST NUMBER 107467 TO WARREN BAKER DATED OCTOBER 22, 1984 AND RECORDED NOVEMBER 8, 1984 AS DOCUMENT 27239271 IN COOK COUNTY, ILLINOIS.

Common Street Address: Garage Space #P 170, 801 South  
Plymouth Court, Chicago, Illinois  
60605

Permanent Index Number: 17-16-419-006-1170

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## Exhibit B

Subject to the following: (a) general taxes for 1989 and subsequent years; (b) building lines and building laws and ordinances; (c) zoning laws and ordinances, but only if the present use of the property is in compliance therewith or is a legal non-conforming use; (d) visible public and private roads and highways; (e) easements for public utilities which do not underlie the improvements on the property, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any; (f) other covenants and restrictions of record which are not violated by the existing improvements upon the property; (g) party wall rights and agreements; (h) existing leases or tenancies, if any; (i) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto; (j) limitations and conditions imposed by the Condominium Property Act; (k) installments due after the date of closing for assessments established pursuant to the Declaration of Condominium.

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