

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form.
All warranties, including merchantability and fitness, are excluded.

THE GRANTOR **JOSEPH FANTAUZZO AND MARIA FANTAUZZO, HIS WIFE OF 630 Cumberland #BB1**

of the City of Roselle County of DuPage
State of Illinois for and in consideration of
Ten Dollars -----00/100ths -----
and other good & valuable consideration **DOLLARS,**

CONVEY Sand **WARRANT S** to **CONNIE NITTI**
DIVORCED & NOT SINCE REMARRIED
941 Tracy Court - Schaumburg, Il. 60193

(The Above Space For Recorder's Use Only)

(NAME AND ADDRESS OF GRANTEE)
the following described Real Estate situated in the County of Du Page in the State of Illinois, to wit:

TRIT 24-10871, AN INSTRUMENT OF THE GRANTOR OF THE FOREGOING DESCRIBED REAL ESTATE (RECORDED UNDER 90138965)

THE PART OF LOT 2 IN CROSS CREEK, BEING A SUBSECTION OF ONE EIGHTH PART OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 7, 1972 AS DOCUMENT 2483721 OWNED BY A LINE DESCRIBED AS FOLLOWS: BEGINNING AT A POINT MARKED BY IRON NAILS AS BEING ON THE EAST LINE THEREOF, AND BEING 12.75 FEET AS BEING MEASURED BY NEELY ADRIAN TO SAID EAST LINE OF THE SAID CROSS CREEK OF SAID LOT 2 THENCE SOUTH 89 DEGREES 58 MINUTES 31 SECONDS WEST, 102.33 FEET, THENCE NORTH 89 DEGREES 11 MINUTES 41 SECONDS EAST, 102.33 FEET, THENCE SOUTH 89 DEGREES 47 MINUTES 43 SECONDS EAST, 102.33 FEET, THENCE NORTH 89 DEGREES 11 MINUTES 41 SECONDS WEST, 102.33 FEET TO THE POINT OF BEGINNING IN SAID COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AN EXHIBIT "A" TO DECLARATION OF CONDOMINIUM CONCERNING A.D. & S. 24, RESTRICTIONS AND COVENANTS FOR CROSS CREEK CONDOMINIUM BUILDING NO. 24, MADE BY BRSS DEVELOPMENT CORPORATION AND RECORDED IN THE OFFICE OF THE COOK COUNTY CLERK OF DEEDS AT CHICAGO, ILLINOIS TOGETHER WITH THE ENCLOSED DECLARATION OF CONDOMINIUM AND CONDOMINIUM (EXCEPTING THE SAID SURVEY) AND THE UTILITIES THEREON AND THE PART OF SAID DECLARATION OF CONDOMINIUM CONCERNING SAID SURVEY.

90138965

FILED IN COOK COUNTY CLERK OF DEEDS OFFICE
DATE: 1990 MARCH 28 AM 11:00, ROSELLE, ILL. 60192

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 26th day of March 1990

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)
Joseph Fantauzzo (SEAL) Maria Fantauzzo (SEAL)
JOSEPH FANTAUZZO MARIA FANTAUZZO
(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

JOSEPH FANTAUZZO AND MARIA FANTAUZZO, HIS WIFE

personally known to me to be the same person S whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that th 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.

ADDRESS
"OFFICIAL SEAL"
JEANNE T. HERLLO
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/20/93

Given under my hand and official seal, this 26th day of Mar 1990

Commission expires _____ 19____
J. Tullio
NOTARY PUBLIC

This instrument was prepared by Anthony N. Panzica - 3347 W. Irving Park Road
Chicago, Il. 60618
(NAME AND ADDRESS)

MAIL TO: { Robert Armstrong (Name)
1605 Colonial Parkway (Address)
Inverness, Il. 60067 (City, State and Zip)

ADDRESS OF PROPERTY:
630 Cumberland #BB1
Roselle, Il. 60172
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSE ONLY AND IS NOT A PART OF THIS DEED.
SEND SUBSEQUENT TAX BILLS TO:
Connie Nitti
(Name)

325

AFFIX "RIDER"

90138965

UNOFFICIAL COPY

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$13.25
T#2222 TRAN 1220 03/29/90 10:20:00
#2723 # B *-90-138965
COOK COUNTY RECORDER

COOK COUNTY

90138965

Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE
LEGAL FORMS