

WARRANT DEED  
In Tenancy  
Statutory (ILLINOIS)  
(Individual to Individual)

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THE GRANTOR 835 Michigan Partnership, an Illinois general partnership, created and existing under and by virtue of the laws

and duly authorized to transact business in the State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration

CONVEY S. and WARRANT S. to Timothy C. Schroeder and Kimberly S. Schroeder, his wife, of 439 West Belmont, Chicago, Illinois 60657

(The Above Space For Recorder's Use Only)

(NAMES AND ADDRESS OF GRANTEES)

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

See Rider attached hereto and made a part hereof

Subject To: See Rider attached hereto and made a part hereof

COOK COUNTY, ILLINOIS

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PAGE 1 2



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
OFFICE OF REAL ESTATE TAXES  
CHICAGO, ILLINOIS 60601  
\$ 2,340.00

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE  
OFFICE OF REAL ESTATE TAXES  
CHICAGO, ILLINOIS 60601  
\$ 170.00

Real Estate Transfer Tax CITY OF EVANSTON \$200.00  
Real Estate Transfer Tax CITY OF EVANSTON \$500.00  
Real Estate Transfer Tax CITY OF EVANSTON \$1,000.00

TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

Permanent Real Estate Index Number(s): 11-19-405-013-0000

Address(es) of Real Estate: 835 North Michigan, Evanston, Illinois 60201

DATED this 30th day of March 1990  
835 Michigan Partnership, an Illinois general partnership (SEAL)

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)  
By: Julius P. Lapkus (SEAL)  
By: Robert Long (SEAL)

13.00 (SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, and for said County, in the State aforesaid, DO HEREBY CERTIFY that Julius P. Lapkus and Robert Long, sole General Partners of

835 Michigan Partnership, an Illinois general partnership 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 30th day of March 1990.

Commission expires Sept 9 1992 Kathryn Hamilton Fink NOTARY PUBLIC

This instrument was prepared by Kathryn H. Fink, Seyfarth, Shaw, Fairweather & Geraldson, 55 East Monroe Street, Suite 4200, Chicago, Illinois 60603

MAIL TO: Terry Carr (Name)  
Miami Corporation (Address)  
410 North Michigan Avenue  
Room 590  
Chicago, Illinois 60611 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:  
Mr. & Mrs. Timothy C. Schroeder (Name)  
835 North Michigan (Address)  
Evanston, Illinois 60201 (City, State and Zip)

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

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Warranty Deed

JOINT TENANCY  
REPEALABLE TO INDIVIDUAL

TO

GEORGE E. COLE®  
LEGAL FORMS

Property of Cook County Clerk's Office

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## Rider Attached to Warranty Deed

From: 835 Michigan Partnership, an Illinois  
general partnership

To: Timothy C. Schroeder and Kimberly S. Schroeder,  
his wife

Dated: March 30, 1990

## Legal Description

Lot 3 (Except the Northwesterly 37-1/2 feet in width thereof) and the Northwesterly 1/2 of lot 4 in Block "B" in White's Addition to Evanston, a subdivision of part of the North 1/2 of the North East 1/4 of the South East 1/4 of Section 19, Township 41 North Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Subject only to: covenants, conditions and restrictions of record; public and utility easements and roads and highways, if any; party wall rights and agreements, if any; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; installments not due as of 3-6-90 of any special tax or assessment for improvements heretofore completed; mortgage or trust deed, if any; general taxes for the year 89/90 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 89/90; and provided that none of such items interferes with Purchaser's use and enjoyment of the Property as a personal residence or prohibits the repair or replacement of the improvements if the present improvements are destroyed; matters shown on the survey; acts done or suffered to be done by, through or under Purchaser or those claiming by, through or under Purchaser.

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