

WARRANT DEED  
Statutory (ILCS 15-1.1-102)  
(Individual to Individual)

UNOFFICIAL COPY

90198684

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.

THE GRANTOR S, RAYMOND EDWARD LaGUE, JR. and  
BARBARA SANDERSON, husband and wife,

of the City of Aurora County of Kane  
State of Illinois for and in consideration of  
Ten and 00/100

DOLLARS,  
and other valuable consideration in hand paid,  
CONVEY and WARRANT to

MUMTAZ ALAM and ASMAT ALAM, HIS WIFE,  
not as tenants in common but as Joint Tenants

(NAME AND ADDRESS OF GRANTEE)

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

(See attached legal description)

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

MAY - 1 PM 3:35

90198684

13.00

(The Above Space For Recorder's Use Only)

COOK  
CO. NO. 018

8 2 5 9 0



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
78.50

REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE  
38.25

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Subject to: Declaration of Condominium; provisions of the Condominium  
Property Act of Illinois; general taxes for 1989 and subsequent years;  
special taxes or assessments, if any, for improvements not yet completed;  
installments, if any, not due at the date hereof of any special tax  
assessment for improvements heretofore completed; building lines and  
building and liquor restrictions of record; zoning and building laws and  
ordinances; private, public and utility easements; public roads and  
highways; installments due after the date of closing of assessments  
established pursuant to the Declaration of Condominium; covenants and  
restrictions of record as to use and occupancy; party wall rights and agreements  
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of  
Illinois.

Permanent Real Estate Index Number(s): 03-03-400-063-1031

Address(es) of Real Estate: Unit 96-C, 786 Barnaby Place, Wheeling, IL 60090

DATED this 10th day of April 1990

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)  
RAYMOND EDWARD LaGUE, JR. (SEAL) BARBARA SANDERSON (SEAL)

State of Illinois, County of Kane Cook ss. I, the undersigned, a Notary Public and for  
said County, in the State aforesaid, DO HEREBY CERTIFY that  
RAYMOND EDWARD LaGUE, JR. and BARBARA SANDERSON, husband  
and wife,

OFFICIAL SEAL  
C.J. ELLIOTT  
NOTARY PUBLIC  
STATE OF ILLINOIS  
NOT EXPIRES FEB 23 1991

personally known to me to be the same person as whose names are subscribed  
to the foregoing instrument, appeared before me this day in person, and acknowl-  
edged 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 10th day of April 1990

Commission expires 2-23-91 [Signature] NOTARY PUBLIC

This instrument was prepared by Barbara D. Salmeron, Attorney at Law, 420 Green Bay Road  
Kenilworth, IL 60043 (NAME AND ADDRESS)

MAIL TO:

FRANK J. JURANEK (Name)  
747 Deerfield Rd. Suite 205 (Address)  
Deerfield ILL. 60015 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

Mumtaz Alam (Name)  
Unit 96-C, 786 Barnaby Place (Address)  
Wheeling, IL 60090 (City, State and Zip)

OR

RECORDER'S OFFICE BOX NO. 343

1900779 CE 2

# UNOFFICIAL COPY

GEORGE E. COLE  
LEGAL FORMS

Warranty Deed  
ADVERSE TO INDIVIDUAL

TO

UNIT 96-C IN CHELSEA COVE CONDOMINIUM NO. 1 AS DELINEATED ON SURVEY OF A PART OF LOT 7 OF 'CHELSEA COVE', A SUBDIVISION, BEING A PART OF LOTS 5, 6 AND 7 TAKEN AS A TRACT, IN OWNERS DIVISION OF BUFFALO CREEK FARM, BEING A SUBDIVISION OF PART OF SECTION 2, SECTION 3, SECTION 4, SECTION 9 AND SECTION 10, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF WHEELING, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE FLAT THEREOF RECORDED JANUARY 31, 1973, AS DOCUMENT NO. 22205368 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NO. 77166 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22604309, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANCE TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF EACH SUCH AMENDED DECLARATION AS THOUGH CONVEYED HEREBY, ALL IN COOK COUNTY, ILLINOIS.

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