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1991 SEP 24 9 11 59 AM

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WARRANTY DEED

THE GRANTORS, KENNETH KYLE DORT and KAREN A. DORT, formerly known as Karen Ann Mieszala, husband and wife, of Park Ridge, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars in hand paid, convey and warrant to THOMAS COONEY and MARGARET B. COONEY, husband and wife, not as tenants in common but as joint tenants (the "GRANTEES"), of 3552 N. Southport, Chicago, Illinois 60657, 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: general taxes for the year 1991 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 or assessments for improvements heretofore completed; building lines and building and liquor restrictions of record; zoning and building laws and ordinances; public and utility easements; terms, provisions, covenants, conditions, and options contained in and rights and easements established by or implied from the Declaration of Condominium ownership recorded March 22, 1988 as Document 88116446 as amended from time to time; assessments due after the date hereof of assessments established by the Declaration of Condominium; party wall rights and agreements, if any; limitations and conditions imposed by the Illinois Condominium Property Act; and acts done or suffered through Grantee

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

Real Estate Tax Number: 09-35-207-031-1072 and -1078  
Address of Property: Unit 611, 101 Summit Ave., Park Ridge, IL

DATED this 20th day of September, 1991

Kenneth Kyle Dort  
Kenneth Kyle Dort

Karen A. Dort  
Karen A. Dort

14 00

This instrument was prepared by: RIECK AND CROTTY, P.C., 55 West Monroe Street, Suite 3390, Chicago, Illinois 60603

SEND SUBSEQUENT TAX BILLS TO:

AFTER RECORDING, RETURN DEED TO:

Mr. Thomas Cooney  
101 Summit Ave., Apt. 611  
Park Ridge, IL 60068

Michael Roberts  
2224 W. Irving Park Road  
Chicago, IL 60618

BOX 333-



CITY OF PARK RIDGE  
REAL ESTATE  
TRANSFER STAMP

NO. 4735

EA 66552 69 731750

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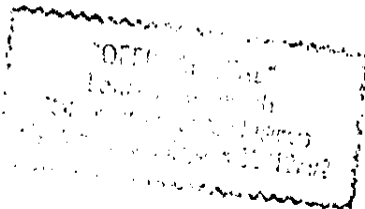
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STATE OF ILLINOIS )  
COUNTY OF COOK ) SS.

I, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that KENNETH KYLE DORT and KAREN A. DORT, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this 20th day of September, 1991, 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.

*Laura A. N...*  
Notary Public

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COOK  
COUNTY  
9 1 7 1 0

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
SEP 21 1991 DEPT. OF REVENUE  
170.00  
PB. 10586

Cook County  
REAL ESTATE TRANSACTION TAX  
REVENUE STAMP  
10 14 24  
85.00

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## EXHIBIT A

### Legal Description

PARCEL 1: RESIDENTIAL UNIT 611 AND COVERED PARKING UNITS G-3 IN THE SUMMIT CONDOMINIUM AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 1 AND 2 IN THE SUMMIT, BEING A RESUBDIVISION OF CERTAIN LOTS IN CERTAIN BLOCKS IN THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED HEREIN AS TRUST AGREEMENT NUMBER 55090 IN COOK COUNTY, ILLINOIS, WHICH COUNTY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 88116446, IN COOK COUNTY, ILLINOIS, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 MADE BY AND BETWEEN AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 1, 1982 AND KNOWN AS TRUST NUMBER 55090, GREAT AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, AND THE CITY OF PARK RIDGE, A MUNICIPAL CORPORATION OF ILLINOIS, AS SET FORTH IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS DATED SEPTEMBER 7, 1983 AND RECORDED DECEMBER 20, 1983 AS DOCUMENT 26902934, FOR PARKING, INGRESS AND EGRESS OVER AND UPON THE FOLLOWING DESCRIBED LAND:

THE SOUTHEASTERLY 1/2 OF THAT PART OF EUCLID AVENUE VACATED BY ORDINANCE, DATED JULY 19, 1983 AND RECORDED DECEMBER 20, 1983 AS DOCUMENT 26902933, WHICH LIES NORTHEASTERLY OF THE SOUTHWESTERLY LINE OF LOT 20 EXTENDED NORTHWESTERLY IN BLOCK 2 IN OUTHET'S SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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Cook County Clerk's Office