

UNOFFICIAL COPY  
NO 810  
October, 1985  
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX

COOK  
CO. NO. 016  
018606

Statutory (ILLINOIS)  
(Individual to Individual)

DEPT. OF

217.50

CAUTION Consult a lawyer before using or acting under this form. Neither the publisher nor the State makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR SVEA E. KARLSON, an unmarried woman

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 considerations in hand paid, CONVEYS and WARRANTS to ALLEN PHAN and TOM PHAN 1825 W. Farragut Chicago, Illinois 60640

(The Above Space For Recorder's Use Only)

(NAMES AND ADDRESS OF GRANTEE(S))  
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:

THE EAST 2/3 OF LOT 30 AND THE WEST 2/3 OF LOT 31 IN BLOCK 2 IN P. DALEIDEIN'S SUBDIVISION OF THE FOLLOWING DESCRIBED TRACT OF LAND THE WEST 1/4 OF THAT TRACT OF LAND BEGINNING AT A POINT 14.73 CHAINS NORTH OF THE CENTER OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, THENCE WEST 39.87 AND 1/4 CHAINS, THENCE NORTH 4.76 CHAINS, THENCE EAST 39.88 CHAINS, THENCE SOUTH 4.85 CHAINS TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes for 1990 and subsequent years, easement, covenants and restrictions of record.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

Permanent Real Estate Index Number(s): 13-01-116-056-0000

Address(es) of Real Estate: 3140 W. Hood Chicago Illinois 60659

DATED this 24<sup>th</sup> day of MAY 1991

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Svea E. Karlson (SEAL)  
SVEA E. KARLSON

01304

(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 SVEA E. KARLSON, an unmarried woman

"OFFICIAL SEAL"  
James E. Welter  
Notary Public, State of Illinois  
My Commission Expires Sept. 28, 1993

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 17<sup>th</sup> day of June 1991

Commission expires Sept. 28 1993

This instrument was prepared by JAMES E. WELTER, 100 W. MONROE ST. CHICAGO, IL 60603 (NAME AND ADDRESS)

MAIL TO { ARNOLD H. LANDAU (Name)  
77 W. WASHINGTON (Address)  
Chicago, IL 60602 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO Allen Phan (Name)  
3140 W. Hood (Address)  
Chicago, IL 60659 (City, State and Zip)

BOX 333 - TH

OR RECORDER'S OFFICE (BOX NO)

13-01-116-056-0000  
REVENUE  
STAMP  
JUN 25 1991  
74.50  
REAL ESTATE TRANSACTION TAX  
Cook County

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
149.00  
JUN 25 1991  
PB 10715

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE  
JUN 25 1991  
900.00  
PB 11187

91312134

7306846F2

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Warranty Deed  
JOINT TENANCY  
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE  
LEGAL FORMS

COOK COUNTY CLERK'S OFFICE

1991 JUN 26 PM 2:00

91312134

Property of Cook County Clerk's Office