

WARRANT DEED
Statutory (ILLINOIS)
(Individual to Individual)

UNOFFICIAL COPY

92855852

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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

LEE M. TISA, A BACHELOR

of the CITY of CHICAGO, County of COOK
State of ILLINOIS for and in consideration of

TEN - - - (\$10.00) DOLLARS.
in hand paid.

CONVEY and WARRANT to

JAMES M. GARRITY, A BACHELOR

(The Above Space For Recorder's Use Only)

NAME AND ADDRESS OF GRANTEE

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

COOK

in the

SEE ATTACHED EXHIBIT A.

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): 14-33-130-055-0000

Address(es) of Real Estate: 2040 N. CLEVELAND, #C, CHICAGO ILLINOIS 60614

DATED this 6th day of JAN 1992
(SEAL) X [Signature] (SEAL)
LEE M. TISA (SEAL)

PLEASE PRINT OR TYPE NAMES BELOW SIGNATURES

State of Illinois, County of

ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

JAMES M. GARRITY

personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this

6th

OFFICIAL SEAL OF NOTARY PUBLIC NANCY KACYS 1992

Commission expires

10-18

1992

This instrument was prepared by NICHOLAS J. FIDRE, 2040 N. CLEVELAND, #C, CHICAGO

NAME AND ADDRESS

MAIL TO

JAMES M. GARRITY
2040 N. CLEVELAND, #C
CHICAGO, ILL. 60614

SEND SUBSEQUENT TAX BILLS TO:

JAMES M. GARRITY
2040 N. CLEVELAND, #C
CHICAGO, ILL. 60614

OR

RECORDER'S OFFICE BOX NO

SEE "RUBBER" OR REVENUE STAMPS HERE

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT SEC. 4
PAR. E + COOK COUNTY ORDINANCE 95104
9/18/92 Mark Tisa

92855852

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Warranty Deed
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE®
LEGAL FORMS

Property of Cook County Clerk's Office

400-926

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922 04222

EXHIBIT A

PARCEL 1:

THAT PART OF THE SOUTH 22 FEET OF LOT 4 AND THE NORTH 1/2 OF LOT 5 (TAKEN AS A TRACT) IN BLOCK 1 IN RECORDER'S SUBDIVISION OF BLOCK 28 IN CANAL TRUSTEES SUBDIVISION OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE NORTH LINE OF SAID TRACT 40.62 FEET WEST OF THE NORTH EAST CORNER THEREOF; THENCE WEST 20.65 FEET TO A POINT 61.27 FEET WEST OF THE NORTH EAST CORNER THEREOF; THENCE SOUTH 25.99 FEET; THENCE EAST 0.33 FEET; THENCE SOUTH 14.06 FEET; THENCE EAST 7.0 FEET; THENCE SOUTH 2.0 FEET; THENCE EAST 13.05 FEET, MORE OR LESS, TO A POINT 40.61 FEET WEST OF THE EAST LINE OF SAID TRACT; THENCE NORTH 16.07 FEET; THENCE EAST 23 FEET; THENCE NORTH 25.98 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF CONVEYANTS AND EASEMENTS AND AS SHOWN ON THE ATTACHED THEREOF DATED FEBRUARY 1, 1972 AND RECORDED FEBRUARY 10, 1972 AS DOCUMENT 21804064 AND AMENDED BY DOCUMENT 21819072 RECORDED FEBRUARY 28, 1972 MADE BY AMERICAN NATIONAL TRUST COMPANY UNDER TRUST NUMBER 75705 AND CREATED BY TRUST DEED FROM RICHARD CARL RAUPP TO NORTHERN TRUST AND CREATED BY TRUST DEED AND RECORDED AUGUST 18, 1972 AS DOCUMENT 22019571 AND CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY AND KNOWN AS TRUST NUMBER 75705 TO RICHARD CARL RAUPP DATED AUGUST 10, 1972 AND RECORDED SEPTEMBER 5, 1972 AS DOCUMENT 22037550 FOR INGRESS AND EGRESS ALL IN COOK COUNTY, ILLINOIS.

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 1/6, 1992

Signature: _____

Lu M. Tisd
Grantor or Agent

Subscribed and sworn to before

me by ~~the said~~ **OFFICIAL SEAL**

this 18th day of JANUARY

1992 Notary Public, State of Illinois

Notary Commission Expires 10/22/92

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 1/6, 1992

Signature: _____

James M. Garity
Grantee or Agent

Subscribed and sworn to before

me by ~~the said~~ **OFFICIAL SEAL**

this 18th day of JANUARY

1992 Notary Public, State of Illinois

Notary Commission Expires 10/16/92

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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10/22/92