

UNOFFICIAL COPY 93800192

WARRANTY DEED
Tenant by the Entirety

93800192

THE GRANTORS, PERRY Y. LAU AND ROSE MARIE H. LAU, his wife of the City of Chicago County of Cook State of Illinois for and in consideration of Ten (\$10) Dollars, in hand paid, CONVEYS AND WARRANTS TO PERRY Y. LAU AND ROSE MARIE H. LAU, 321C W. 23RD ST., CHICAGO, ILLINOIS not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the City of Chicago County of Cook in the State of Illinois, to wit:

93800192
1993 SEP 23 10 06 AM
93800192
COOK COUNTY RECORDER

SEE ATTACHED LEGAL DESCRIPTION OF THE PROPERTY

THIS RECORDING IS EXEMPT UNDER PROVISIONS OF PARAGRAPH B, SECTION 4, REAL ESTATE TRANSFER ACT & COOK COUNTY ORD. 95104 PAR. 12.

Dated: 9/23/93

[Signature of Perry Y. Lau]
PERRY Y. LAU

hereby releasing and waiving all rights and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as Joint Tenants or Tenants in Common, but as TENANTS BY THE ENTIRETY forever.

Dated this 23RD day of September, 1993

[Signature of Perry Y. Lau]
PERRY Y. LAU

[Signature of Rose Marie H. Lau]
ROSE MARIE H. LAU

STATE OF ILLINOIS )
) ss
COUNTY OF )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Perry Y. Lau and Rose Marie H. Lau, his wife personally known to me to be the same persons whose names 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 23rd day of September, 1993.



[Signature of Notary Public]
Notary Public

This instrument was prepared by: Wallace K. Moy
53 W. Jackson Blvd., #928
Chicago, Illinois 60604

Sent subsequent tax bills to: Perry Y. Lau
321C W. 23rd Street
Chicago, Illinois 60616

Return document to: Wallace K. Moy
53 W. Jackson Blvd. #928
Chicago, Illinois 60604

Handwritten initials/signature

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Property of Cook County Clerk's Office

93500192

PARCEL 1:

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LOT 2 IN ALLEN C. L. LEE'S SUBDIVISION BEING A RESUBDIVISION IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS ESTABLISHED AND SET FORTH IN THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, RESTRICTIONS, CONDITIONS AND EASEMENTS AND BY-LAWS OF ORIENTAL TERRACES HOMEOWNERS' ASSOCIATION RECORDED APRIL 10, 1985 AS DOCUMENT 27506504 AND AMENDED BY INSTRUMENT RECORDED OCTOBER 23, 1985 AS DOCUMENT FOR VEHICULAR AND PEDESTRIAN INGRESS AND EGRESS IN, OVER, UPON AND TO THE COMMON AREA (AS DEFINED IN THE AFORESAID DECLARATION).

THE LIEN OF THIS MORTGAGE ON THE COMMON ELEMENTS SHALL BE AUTOMATICALLY RELEASED AS TO THE PERCENTAGE OF THE COMMON ELEMENTS SET FORTH IN AMENDED DECLARATIONS FILED OF RECORD IN ACCORDANCE WITH THE CONDOMINIUM DECLARATION AND THE LIEN OF THIS MORTGAGE SHALL AUTOMATICALLY ATTACH TO ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS, WHICH PERCENTAGES ARE HEREBY CONVEYED EFFECTIVE ON THE RECORDING OF SUCH AMENDED DECLARATIONS AS THOUGH CONVEYED HEREBY.

MORTGAGOR ALSO HEREBY GRANTS TO THE MORTGAGEE ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM AFORESAID. THE MORTGAGE IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

P.I.N.: 17-28-212-059

321 C West 23rd Street, Chicago, IL 60616

Cook County Clerk's Office  
1985-00192

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STATEMENT BY GRANTOR AND GRANTEE

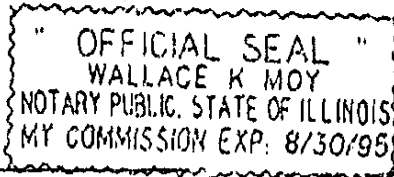
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 9-22, 1993

Signature: [Signature]

Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 24 day of October, 1993.  
Notary Public [Signature]



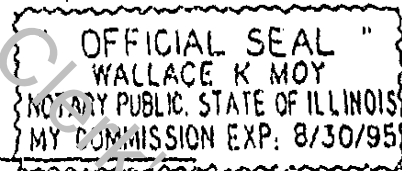
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 9-22, 1993

Signature: [Signature]

Grantee or Agent

Subscribed and sworn to before me by the said Grantor this 24 day of October, 1993.  
Notary Public [Signature]



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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