

# UNOFFICIAL COPY

WARRANT DEED  
Statutory L. INF. 5  
(Individual to Individual)

3015386

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**

STEVEN C. KINDRA, a married man,

of the CITY of CHICAGO County of COOK  
State of ILLINOIS for and in consideration of  
TEN AND 00/100

DOLLARS,  
in hand paid,

CONVEY S and WARRANT S to

JAY JOHN KOZIE AND MARY ELLEN NELLIGAN, AS  
A MARRIED COUPLE,  
635 W. SHERIDAN, NO. 2, CHICAGO, ILLINOIS,  
60613

TENANTS BY THE ENTIRETY AND NOT AS  
TENANTS IN COMMON  
(The Above Space For Recorder's Use Only)

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

UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN  
THE COMMON ELEMENTS IN 635 SHERIDAN CONDOMINIUM AS DELINEATED  
AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 24678288,  
IN THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE  
14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS, continued at left\*

SUBJECT TO THE FOLLOWING, IF ANY:  
COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; TERMS, PROVISIONS,  
COVENANTS AND CONDITIONS OF THE DECLARATION OF CONDOMINIUM  
AND ALL AMENDMENTS THERETO; PRIVATE, PUBLIC AND UTILITY EASEMENTS  
INCLUDING ANY EASEMENTS ESTABLISHED BY OR IMPLIED FROM THE  
DECLARATION OF CONDOMINIUM OR AMENDMENTS THERETO; ROADS AND  
HIGHWAYS; PARTY WALL RIGHTS AND AGREEMENTS; ~~EXISTING LEASES  
AND TENANCIES~~; LIMITATIONS AND CONDITIONS IMPOSED BY THE CONDOMINIUM  
PROPERTY ACT; GENERAL REAL ESTATE TAXES FOR THE YEAR 1992  
AND SUBSEQUENT YEARS; INSTALLMENTS OF REGULAR ASSESSMENTS  
DUE AFTER THE DATE OF CLOSING ESTABLISHED PURSUANT TO THE  
DECLARATION OF CONDOMINIUM AND BY THE JOINT BOARD OF TRUSTEES OF THE  
State of Illinois NORTH IN PARAGRAPH 3 AND/OR RIDER 705.

Permanent Real Estate Index Number(s): 14-21-103-033-1003 **93015386**  
Address(es) of Real Estate: 635 W. SHERIDAN, NO. 2, CHICAGO, IL, 60613

DATED this 21st day of DECEMBER 19 92

PLEASE PRINTOR TYPE NAME(S) BELOW SIGNATURE(S)  
*Steven C. Kindra* (SEAL) *Martha M. Kindra* (SEAL)  
STEVEN C. KINDRA MARTHA M. KINDRA

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

"OFFICIAL SEAL"  
Suzanne Montague Parks  
Notary Public, State of Illinois  
My Commission Expires 8/12/96  
SEAL  
HERE

STEVEN C. KINDRA AND MARTHA M. KINDRA *his wife*  
personally known to me to be the same person s whose name s subscribed to  
the foregoing instrument, appeared before me this day in person, and acknowl-  
edged that t h e 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 21st day of DECEMBER 1992  
Commission expires 19 \_\_\_\_\_  
*Suzanne M. Parks*  
NOTARY PUBLIC

This instrument was prepared by SUZANNE MONTAGUE PARKS, 121 S. WILKE ROAD, SUITE  
210, ARLINGTON HEIGHTS, IL., 60005 (NAME AND ADDRESS)

MAIL TO: *Kulzeka Goldberg*  
(Name)  
730 Waukegan Rd  
(Address)  
Deerfield IL 60015  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:  
*Kozie/Nelligan*  
(Name)  
635 W. Sheridan Rd No 2  
(Address)  
Chicago IL 60613  
(City, State and Zip)

\*GRANTOR ALSO HEREBY GRANTS AND ASSIGNS TO GRANTOR, ITS SUCCESSORS AND ASSIGNS, PARKING SPACE NO. D AS A LIMITED COMMON ELEMENT AS SET FORTH AND PROVIDED IN THE AFORESAID DECLARATION OF CONDOMINIUM.

AFFIX "RIDERS" OR REVENUE STAMPS HERE

23 50

# UNOFFICIAL COPY

Warranty Deed  
INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

93015386

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT OF REVENUE  
JAN 7 93  
90375

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT OF REVENUE  
JAN 7 93  
90375

STATE OF ILLINOIS  
REAL ESTATE TRANSACTION TAX  
DEPT OF REVENUE  
JAN 7 93  
24100

STATE OF ILLINOIS  
REAL ESTATE TRANSACTION TAX  
DEPT OF REVENUE  
JAN 7 93  
12009