

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

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 ROSE LEWANDOWSKI, DIVORCED AND NOT
SINCE REMARRIED

DEPT-01 RECORDING \$25.50
T9000 TRAN 9424 09/21/94 11:54:00
#5387 # C J *-94-821799
COOK COUNTY RECORDER

of the City of Palos Heights of County of Cook
State of Illinois for and in consideration of
TEN AND NO/100 (\$10.00) DOLLARS,
and other good and valuable considerations in hand paid,
CONVEYS and WARRANTS to

CHARLES TERZIAN, as Trustee of the Charles
7713 Golf Drive, ~~UNITOR~~ Terzian Revocable Living Trust
Palos Heights, Illinois 60463 Dated June 10, 1992
(NAME AND ADDRESS OF GRANTEE)

19 (1) Michetto
61
2001418

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A"
ALSO "SUBJECT TO" ATTACHED ON 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): 23-36-303-143-1317

Address(es) of Real Estate: 7850 West Oak Hills, ~~Unit 100~~ Palos Heights, Illinois 60463

DATED this 20th day of September 1994

PLEASE PRINT OR SIGNATURE (SEAL) (SEAL)
TYPE NAME(S) ROSE LEWANDOWSKI
BELOW (SEAL) (SEAL)
SIGNATURE(S)

State of Illinois, County of COOK ss.

IMPRESS
SEAL
HERE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO
HEREBY CERTIFY that ROSE LEWANDOWSKI personally known to me to be the same
person whose name is subscribed to the foregoing instrument, appeared before, 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.

*Divorced and not since remarried

Given under my hand and official seal, this 20th day of Sept 1994 Commission
expires Aug 28 1997 Deirdre A L

This instrument was prepared by Richard G. Golab, 222 North LaSalle Street, Suite 1910, Chicago, Illinois 60601
(NAME AND ADDRESS)

"OFFICIAL SEAL"
NOTARY PUBLIC DEBORAH A. SWABE
Notary Public, State of Illinois
My Commission Expires 8/28/97

SEND SUBSEQUENT TAX BILLS TO:

Mail To: CHARLES TERZIAN
7850 W. OAK HILLS COURT
PALOS HEIGHTS, IL. 60463
(Name)
(Address)
(City, State and Zip)

CHARLES TERZIAN
7850 WEST OAK HILLS CT.,
PALOS HEIGHTS, ILLINOIS 60463
(Name)
(Address)
(City, State and Zip)

OR RECORDING OFFICE BOX NO. _____



25000

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WARRANTY DEED

INDIVIDUAL TO INDIVIDUAL

TO

GEORGE E. COLE®
LEGAL FORMS

Property of Cook County Clerk's Office

6647846

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1

UNIT NUMBER 7850-1CR IN OAK HILLS CONDOMINIUM "I", AS DELINEATED ON SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN BURNSIDE'S OAK HILL COUNTRY CLUB VILLAGE SUBDIVISION, BEING SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 23684699 AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS MADE BY BURNSIDE CONSTRUCTION COMPANY AND RECORDED OCTOBER 25, 1976 AS DOCUMENT 23684698 AND CREATED BY DEED FROM BURNSIDE CONSTRUCTION COMPANY TO ROSE LEWANDOWSKI AND RECORDED MAY 6, 1991 AS DOCUMENT 91210567 FOR INGRESS AND EGRESS IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 23-36-304-143-1317

COMMONLY KNOWN AS: 7850 W. OAK HILLS CT., UNIT 1CR
PALOS HEIGHTS, ILLINOIS

SUBJECT TO:

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase or sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of it, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

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