

UNOFFICIAL COPY

GEORGE E. COLK  
LEGAL FORMS

NO. 60  
June, 1993

WARRANTY DEED  
Joint Tenancy  
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.

94851861

THE GRANTOR(S)

DENNIS KAYSER, a bachelor,

of the City of Palos Hills, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 DOLLARS, and other good and valuable considerations, in hand paid,

CONVEY(S) and WARRANT(S) to CAROL L. MICHALSKI and DONNA M. MICHALSKI, 6053 S. Kildare, Chicago, IL 60629

DEPT-01 RECORDING \$23.00  
T40014 TRAN 2935 10/03/94 11:22:00  
68847 AR \*-94-851861  
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

(NAMES AND ADDRESS OF GRANTEES) 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:

SEE REVERSE SIDE FOR LEGAL DESCRIPTION.

Cook County  
REAL ESTATE TRANSFER TAX  
REVENUE  
STAMP OCT 3 94  
52.00

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
OCT 3 94  
RE. 10945

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. SUBJECT TO: covenants, conditions, and restrictions of record.

Document No.(s) and to General Taxes for 1994 and subsequent years.

TICOR TITLE INSURANCE  
BOX 15

Permanent Real Estate Index Number(s): 23-14-302-017-1041, 23-14-302-017-1031  
Address(es) of Real Estate: 11045 Theresa Court #3C, Palos Hills, IL 60465

DATED this 29th day of September 19 94

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

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 Notary Public, State of Illinois, 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 29th day of September 19 94  
Commission expires 19 [Signature]

This instrument was prepared by Denise K. Filan, 3318 W. 95th St., Evergreen Pk, IL 60642 (NAME AND ADDRESS)

MAIL TO: DAVID VLCEK  
9944 S. ROBERTS  
PALOS HILLS IL 60465

SEND SUBSEQUENT TAX BILLS TO:  
Carol L. Michalski and  
Donna M. Michalski  
11045 Theresa Court #3C  
Palos Hills, IL 60465

OR RECORDER'S OFFICE BOX NO. TICOR TITLE INSURANCE BOX 15

AFFIX "RIDERS" OR REVENUE STAMPS

94851861

23.00

Warranty Deed

JOINT TENANCY  
INDIVIDUAL TO INDIVIDUAL

DENNIS KAYSER

TO

CAROL L. MICHALSKI  
and

DONNA M. MICHALSKI

GEORGE E. COLE®  
LEGAL FORMS

LEGAL DESCRIPTION

PARCEL 1:

UNIT 3C AND G3 IN GREEN VALLEY ESTATES CONDOMINIUM, UNIT 8 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE SOUTHWEST 1/4 AND THE SOUTH EAST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 OF SECTION 14; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 14 A DISTANCE OF 133.52 FEET TO A POINT; THENCE NORTHERLY ALONG A DISTANCE OF 94.94 FEET TO A POINT OF BEGINNING; THENCE NORTHEASTERLY ALONG A LINE WHICH FORMS AN ANGLE TO THE RIGHT OF 63 DEGREES 46 MINUTES 50 SECONDS WITH THE NORTHERLY EXTENSION OF THE LAST DESCRIBED COURSE A DISTANCE OF 101.00 FEET TO A POINT; THENCE NORTHWESTERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 71.33 FEET TO A POINT; THENCE SOUTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 101.00 FEET TO A POINT; THENCE SOUTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 71.33 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS ALSO THAT PART OF THE SOUTH EAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 OF SECTION 14; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 14 A DISTANCE OF 205.90 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE PERPENDICULAR TO THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 14 A DISTANCE OF 60.71 FEET TO A POINT OF BEGINNING; THENCE EASTERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 32.00 FEET TO A POINT; THENCE NORTHERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 144.00 FEET TO A POINT; THENCE WESTERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 22.00 FEET TO A POINT; THENCE SOUTHERLY AT A RIGHT ANGLES TO THE LAST DESCRIBED COURSE A DISTANCE OF 144.00 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 86231126 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS AS SET FORTH IN THE MASTER DECLARATION FOR GREEN VALLEY ESTATES CONDOMINIUMS RECORDED NOVEMBER 5, 1984 AS DOCUMENT 27323196 IN COOK COUNTY, ILLINOIS.

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