

UNOFFICIAL COPY

95027787

WARRANTY DEED

Tenancy By The Entirety

THE GRANTOR

*Tae Kim and Hyoun Joo Kim,
His Wife*

DEPT-01 RECORDING 623.50
T80014 TRAH 7026 08/10/95 10149100
84524 J4 * - 95-527787
COOK COUNTY RECORDER

(The Above Space for Recorder's Use Only)

of the City of Des Plaines, County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY AND WARRANT to THE GRANTEE

*Yuen Tse and Chock C. Tse
7039 W. Simpson
Morton Grove, IL 60053*

Property not located in the corporate limits of Des Plaines. Deed or instrument not subject to transfer tax.

City of Des Plaines

as husband and wife, as TENANTS BY THE ENTIRETY and not as Joint Tenants with rights of survivorship, nor as Tenants in Common, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to-wit (See reverse side for legal description) 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 as husband and wife, not as Joint Tenants nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever. SUBJECT TO: General Real Estate Taxes for 1994 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions, and restrictions of record.

Property Index Number (PIN): 09-15-307-165-1001

Address of Real Estate: 8995 N. Kennedy Drive, Unit 101-A, Des Plaines, Illinois 60016

DATED this 12th day of July, 1995.

(SEAL)

Tae Kim

(SEAL)

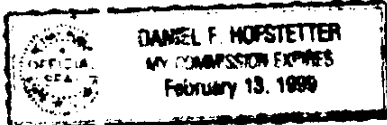
(SEAL)

Hyoun Joo Kim

(SEAL)

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

David J. Abbott and Gail S. Abbott, His Wife



IMPRESS SEAL HERE

personally known to me to be the same persons whose names are 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 12th day of July, 1995.

Commission expires

2/13/99

NOTARY PUBLIC

This instrument was prepared by: DANIEL F. HOFSTETTER, LTD. 1701 E. Lake Avenue Glenview, Illinois 60025

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Legal Description

of premises commonly known as: 8995 N. Kennedy Drive, Unit 101-A, Des Plaines, Illinois 60016

PARCEL 1

UNIT 101-A IN BALLARD COURT CONDOMINIUM BUILDING NUMBER 5, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PREMISES:

THAT PART OF LOT 1 IN GOETTERHEIM'S SUBDIVISION OF PART OF THE SOUTH HALF 1/2 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST 11.79 FEET ALONG THE WEST LINE OF SAID LOT; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 57.14 FEET ALONG A LINE DRAWN PERPENDICULARLY TO SAID WEST LINE TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL OF LAND; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST 178.00 FEET ALONG A LINE DRAWN PARALLEL WITH THE WEST LINE OF SAID LOT; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 73.58 FEET ALONG A LINE DRAWN PERPENDICULARLY TO THE WEST LINE OF SAID LOT; THENCE SOUTH 0 DEGREES 00 MINUTES 00 SECONDS WEST 178.00 FEET ALONG A LINE DRAWN PARALLEL WITH THE WEST LINE OF SAID LOT; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST 73.58 FEET TO THE HEREINABOVE DESIGNATED POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR BALLARD COURT CONDOMINIUM BUILDING NO. 5, MADE BY HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST NUMBER 35427 AND REGISTERED JULY 16, 1980 AS DOCUMENT NUMBER LR1169182, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY).

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE BALLARD COURT HOMEOWNER'S ASSOCIATION REGISTERED JULY 16, 1980 AS DOCUMENT LR1169182.

Mail to: Tony Kwiatkowski
215 W. 23rd St
Chicago, IL 60616

Send Subsequent Tax Bills to:

Yuen Ling Lee and Chuck C. Lee
8995 N. Kennedy Drive, Unit 101-A
Des Plaines, IL 60016

955-7776