

**Warranty Deed
TENANCY BY THE ENTIRETY
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.

95811354

THE GRANTOR (NAME AND ADDRESS)
STANLEY RAKOCZY and JOANNA
RAKOCZY, his wife
6540 W. Irving Park Rd.
Chicago, Illinois 60634

DEPT-01 RECORDING 425.50
T#0003 TRAN 8364 11/22/95 12:41:00
4529 LC *-95-811354
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

of the Cook City of Chicago County
of Cook State of Illinois

for and in consideration of ten and no/100 DOLLARS, & other good & valuable consideration in hand paid, CONVEY and WARRANT to

PETER BRENNER and PAULINE BRENNER
3924 N. California
Chicago, Illinois 60618

250
11/11

(NAME AND ADDRESS OF GRANTEE(S))

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 taxes for 1995 and subsequent years and covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments, if any, thereto; private, public and utility easements**
Permanent Index Number (PIN): 13-18-409-033-1038

95811354

Address(es) of Real Estate: Unit 508, 6540 W. Irving Park Rd., Chicago, Illinois 60634

DATED this 17th day of November 1995

Stanley Rakoczy
STANLEY RAKOCZY

(SEAL)

Joanna Rakoczy
JOANNA RAKOCZY

(SEAL)

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

(SEAL)

(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 STANLEY RAKOCZY and JOANNA RAKOCZY, his wife

"OFFICIAL SEAL"
Kenneth M. Zak
Notary Public, State of Illinois
My Commission Expires 3/12/98

personally known to me to be the same person(s) whose name(s) 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.

IMPRESS SEAL HERE

Given under my hand and official seal, this 17th day of November 1995

Commission expires 19

Kenneth M. Zak
NOTARY PUBLIC

This instrument was prepared by Kenneth M. Zak, 4756 N. Milwaukee, Chicago, Illinois 60630
(NAME AND ADDRESS)

* If Grantor is also Grantee you may wish to strike Release and Waiver of Homestead Rights.

UNOFFICIAL COPY

Legal Description

of premises commonly known as Unit 508, 6540 W. Irving Park Rd., Chicago, Illinois
60634

PER LEGAL DESCRIPTION ATTACHED HERETO

** including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any; party wall rights and agreements, if any; limitations and conditions imposed by the Condominium Property Act; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; installments not due at the date hereof for any special tax or assessment for improvements heretofore completed; installments due after the date of closing assessments established pursuant to the Declaration of Condominium.

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP NOV 22 '96
P.N. 11475
66.25

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

NOV 22 '96 DEPT. OF REVENUE
132.50
PD:10769

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
NOV 15 '96



SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: { Atty. Horst R. Seyferth
(Name)
4003 N. Elston
(Address)
Chicago, Illinois 60618
(City, State and Zip)

Peter Brenner
(Name)
6540 W. Irving Park, Unit 508
(Address)
Chicago, Illinois 60634
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

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PARCEL 1:

UNIT NO. 508 IN MERRIMAC SQUARE CONDOMINIUM I AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 2 IN PONTARELLI SUBDIVISION AT MERRIMAC SQUARE P.U.D., BEING A SUBDIVISION IN THE FRACTIONAL SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM MADE BY PARKWAY BANK AND TRUST COMPANY UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10345 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY AS DOCUMENT NUMBER 92607114 TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY.

PARCEL 2:

PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER, ALONG AND UPON LAND, AS SET FORTH BELOW, AND FURTHER DELINEATED IN EXHIBIT "A" OF DOCUMENT NUMBER 92607113, FOR DRIVEWAYS, WALKWAYS, COMMON PARKING AND PARK AREAS AS CREATED BY DECLARATION OF COMMON EASEMENTS AND MAINTENANCE AGREEMENT DATED AUGUST 7, 1992 AND RECORDED AUGUST 14, 1992 AS DOCUMENT NUMBER 92607113 BY AND AMONG PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10345, PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 5, 1991 AND KNOWN AS TRUST NUMBER 10176 AND PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346.

PARCEL 3:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. P-38 AND STORAGE SPACE NO. S-38, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 92607114.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THIS DEED IS SUBJECT TO REAL ESTATE TAXES FOR THE YEAR 1995 AND SUBSEQUENT YEARS AND TO ALL EASEMENTS OF RECORD.

THIS DEED IS SUBJECT TO PLANNED DEVELOPMENT NO. 441 AS AMENDED AND APPROVED BY THE CITY OF CHICAGO AND THE SELLER, FOR ITSELF, ITS SUCCESSORS AND ASSIGNS RESERVES THE RIGHT TO FURTHER AMEND PLANNED DEVELOPMENT NO. 441, PROVIDED THAT NO SUCH AMENDMENT SHALL EFFECT THE OWNERSHIP OF THE UNIT CONVEYED OR THE PERCENTAGE INTEREST OF THE BUYER IN THE COMMON ELEMENTS OF THE CONDOMINIUM DEVELOPMENT.

PERMANENT INDEX NUMBER: 13-18-409-033-1038

PROPERTY ADDRESS: 6540 W. IRVING PARK ROAD,
CHICAGO, ILLINOIS 60634

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Property of Cook County Clerk's Office

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