

# UNOFFICIAL COPY

96400448

## WARRANTY DEED

DEPT-01 RECORDING \$29.00  
 T40012 TRAN 0751 05/28/96 12:39:00  
 49334 CG \*-96-400448  
 COOK COUNTY RECORDER

7502-876 AS 5/13/96

THE GRANTOR, Crescent Condominiums, Inc., a corporation created and existing under and by virtue of the laws of the state of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by the corporation, CONVEY(S) and WARRANT(S) to

A.  
 CONNIE PERRY  
 503 WEST DEMING, #1N  
 CHICAGO, ILLINOIS 60614

*[Handwritten signature]*

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

- Permanent Real Estate Index Number: 14-17-416-002-0000
- Address of Real Estate: 839 West Belle Plaine #1, Chicago, Illinois 60613

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, John A. Brown, and

25<sup>th</sup> day of April, 1996.

By: *[Signature]*  
 Crescent Condominiums, Inc.

Attest: \_\_\_\_\_

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123456789

COOK COUNTY CLERK'S OFFICE  
CD. NO. 2016  
235 5 3 4  
10696  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
MAY 20 '98 DEPT. OF REVENUE  
43.50

Cook County 71.75

71.75

TRANSACTON TAX  
900-

TRANSACTON TAX  
196.25

10696  
235 5 3 4

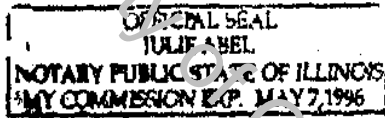
PROCESSED BY COOK COUNTY CLERK'S OFFICE

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that John A. Brown, personally known to me to be the President of Crescent Condominiums, Inc., and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such President, signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the said corporation, as free and voluntary act, and as the free and voluntary act and deed of said corporation, for these and purposes therein set forth.

Given under my hand and official seal, this 25<sup>th</sup> day of April, 1996.



*Julie Abel*  
Notary Public

Prepared By:  
Lisa M. Vlasak  
2508 North Clark  
Chicago, Illinois 60614

Mail to:



Name & Address of Taxpayer:

Connie Perry  
839 West Belle Plaine #1  
Chicago, Illinois 60614 <sup>3</sup>

96406148

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## EXHIBIT A

### PARCEL 1:

UNIT NUMBERS 839-1 AND S-4 IN 839-851 WEST BELLE PLAINE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF LS 2 AND 3 AND EASTERLY 20 FEET OF LOTS 4 TO 8 IN KLAUER'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96157603 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

### PARCEL 1A:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AND PARCEL 2 FOR INGRESS AND EGRESS OVER, UPON AND ACROSS CERTAIN DESCRIBED PROPERTY AS CREATED BY EASEMENT AGREEMENTS RECORDED AS DOCUMENT NUMBERS 96099408, 96099409, 96099410 AND 96157602.

### PARCEL 2:

UNIT P-8 BOTH INCLUSIVE, IN BELLE PLAINE CONDOMINIUMS PARKING LOT AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF LOTS 1 AND 2 IN ELIZABETH KLAUER'S SUBDIVISION OF LOTS 13, 14, 15, 16, 17 AND 18 IN SCHLOESSER, COMSTOCK AND PICK'S SUBDIVISION OF LOTS 7 AND 10 AND THE NORTH 1/2 ACRES OF LOT 8 IN HUNDLEY'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO PART OF LOT 19 IN SCHLOESSER, COMSTOCK AND PICK'S SUBDIVISION OF LOTS 7 AND 10 AND THE 2 1/2 ACRES OF LOT 8 IN HUNDLEY'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96099411, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

GRANTOR ALSO GRANTS TO GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND

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ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

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

THERE WAS NO RIGHT OF FIRST REFUSAL.

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