

# UNOFFICIAL COPY

96625837

DEPT-01 RECORDING \$25.00  
T#0012 TRAN 1714 08/15/96 12:59:00  
#7946 CG #96-625837  
COOK COUNTY RECORDER

## WARRANTY DEED

25.00  
OK

THE GRANOR, CHRYSALIS, L.L.C., a limited liability company organized under the laws of the State of Illinois, for the consideration of Ten and 00/100 dollars and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to JOHN KRUPA, ~~III~~, all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

*X* 18 \* John R. Krupa \*

(See Reverse)

not homestead for John R. Krupa

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

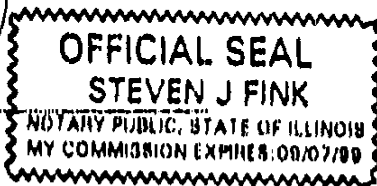
Dated this 28th day of June, 1996

A. Jay Gallagher  
CHRYSALIS, L.L.C. by its authorized member, A. JAY GALLAGHER

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 A. JAY GALLAGHER, authorized member of CHRYSALIS, L.L.C., an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, individually and such authorized member, 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 ~~18th~~ 28th day of June, 1996

Notary Public



(seal)

BOX 333-CTI

STEVEN J. FINK & ASSOCIATES, P.C. • 343 SOUTH DEARBORN STREET, SUITE 1012 • CHICAGO, IL 60604 • (312) 560-2000

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## LEGAL DESCRIPTION

PARCEL 1: UNIT 1024-2 IN KENMORE MANOR CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:  
LOTS 1 TO 3 IN COLLINS AND MORRIS SUBDIVISION OF LOTS 18 AND 21 IN BLOCK 6 IN INGLEHART'S SUBDIVISION OF THE WEST ONE-HALF OF THE SOUTHEAST ONE-QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO LOT 4 (EXCEPT THE WEST 50 FEET THEREOF) IN PEET'S SUBDIVISION OF LOT 24 IN SUBDIVISION OF THE WEST 205 FEET OF LOTS 18 AND 21 IN BLOCK 6 IN INGLEHART'S SUBDIVISION OF THE WEST ONE-HALF OF THE SOUTHEAST ONE-QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN,  
WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96078813 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 5, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 96078813.

P.I.N. 14-17-404-031, 14-17-404-032, 14-17-404-033, 14-17-401-043  
Commonly known as: Unit 1024-2, 1024 W. Irving Park Rd., Chicago, IL 60613

THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL

Grantor also hereby grants to the 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 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.

Prepared by: Steven J. Fink & Associates, 343 S. Dearborn, Suite 1816,  
Chicago, IL 60604

Mail to: John A. Krupa, Krupa & Brown, Chfd. P.O. Box  
262, 19630 Governors Hwy, Alsip, IL, 60422

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Cook County  
REAL ESTATE TRANSACTION TAX  
REVENUE  
STAMP AUG 15 96  
16 11474  
75.00

STATE OF ILLINOIS  
REAL ESTATE TRANSACTION TAX  
AUG 15 96  
DEPT. OF REVENUE  
150.00

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE  
AUG 15 96  
998.00

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE  
AUG 15 96  
128.00

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