

UNOFFICIAL COPY

37A

WARRANTY DEED

GRANTOR(S), SHARKO'S WEST, INC., a Corporation of Illinois, City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE(S), JEFFREY SCHAFF and CAROL A. MARESSO, of 5750 S. McVicker, Chicago, Illinois 60638, all interest in the following described real estate:

97560554

DEPT-01 RECORDING \$23.50
 T#0011 TRAN 8702 08/01/97 13:59:00
 #4937 # KF *-97-560554
 COOK COUNTY RECORDER

FOR RECORDER'S USE

See Legal on page 2.


SUBJECT TO: (1) Real estate taxes for the year 1996 and subsequent years, (2) Covenants, conditions, restrictions and easements of record, (3) All applicable zoning laws and ordinances, hereby releasing and waiving all rights under and by virtue of Homestead Exemption Laws of the State of Illinois.

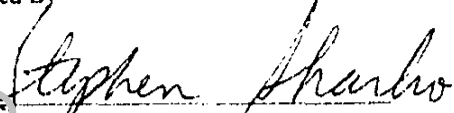
TO HAVE AND TO HOLD, the above granted premises unto the GRANTEE(S) forever

Dated: July 18, 1997

ATGF, INC

Attested By


 Donald Sharko,
 President of Sharko's West, Inc.

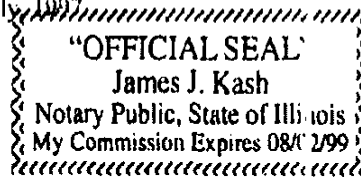

 Stephen Sharko,
 Secretary of Sharko's West, Inc.

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned a Notary Public in and for the County and State aforesaid Do Hereby Certify that Donald Sharko and Stephen Sharko, of Sharko's West, Inc. Personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such President and Secretary appeared before me this day in person and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 18th day of July, 1997


 NOTARY PUBLIC



Prepared by: James J. Kash, 6545 West Archer Ave., Suite 4, Chicago, Illinois 60638

Return to: Thomas W. Tuohy, 28 North Jefferson, Suite 200, Chicago, Illinois 60661



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UNIT 6313-3D IN HALE PARK PLACE CONDOMINIUMS BUILDING B, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCR BED PARCEL OF REAL ESTATE: LOTS 6 THOURGH 10, BOTH INCLUSIVE, IN BLOCK 16, IN FREDERICK H. BARTLETT'S CHICAGO HIGHLANDS SUBDIVISION IN THE NORTHWEST ¼ OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT A TO THE THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM FOR HALE PARK PLACE CONDOMINIUMS MADE BY SHARKO'S WEST INC., AND RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS, ILLINOIS, AS DOCUMENT NO. 96888279 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN HALE PARK PLACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION AND SURVEY RECORDED AS DOCUMENT NO. 95871251 AND SUBSEQUENTLY AMENDED IN THE OFFICE OF THE COOK COUNTY RECORDER OF DEEDS, ILLINOIS.

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 and amendments thereto, aforesaid, and grantor reserves to itself, its successor 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 and amendments the same as though the provisions of said Declaration and amendments were recited and stipulated at length herein.

PIN: 19-20-100-057-1011

Common Address: 6313 West 63rd Street, Unit 3D, Chicago, Illinois 60638

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