

UNOFFICIAL COPY

WARRANTY DEED

ILLINOIS STATUTORY
(Joint Tenancy for Illinois)

97577151

THIS INDENTURE, made this ^{4th} day of August, 1997, between JAMES M. DENNY AND CATHERINE M. DENNY, husband and wife, of the Village of Winnetka, in the County of Cook, State of Illinois parties of the first part, and CHARLES L. PAGE AND STEVEN D. PAGE, One Northfield Plaza, Suite 216, Northfield, Illinois, parties of the second part, WITNESSETH, that the parties of the first part, for and in consideration of Ten Dollars and 00/100 (\$10.00) in hand paid, convey and warrant to the parties of the second part, not in tenancy in common, but in joint tenancy, the following described real estate, to wit:

DEPT-01 RECORDING \$25.00
T#0012 TRAN 6241 08/07/97 15:11:00
#1350 #ER #-97-577151
COOK COUNTY RECORDER

25⁰⁰
RP

Legally described on Exhibit A attached hereto and made a part hereof;

Subject to: covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any; party wall rights and agreements, if any; special taxes or assessments for improvements not yet completed; any unconfirmed special tax or assessment; installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; grantee's mortgage; general taxes for the year 1996 second installment and subsequent years; codes, ordinances and regulations of governmental and quasi-governmental entities; and acts of grantee

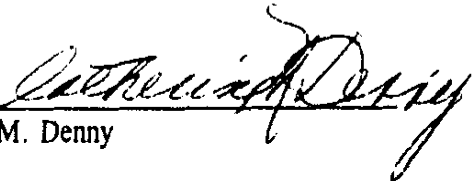
situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever, not in tenancy in common but in joint tenancy.

Permanent Real Estate Index Number: 05-20-319-040

Address of Real Estate: 130 Thorn Tree Lane, Winnetka, Illinois

IN WITNESS WHEREOF, the parties of the first have hereunto set their hands and seals the day and year first above written.


Catherine M. Denny
1290398.01


James M. Denny

BOX 333-CTI

97577151

76752122 678 1018

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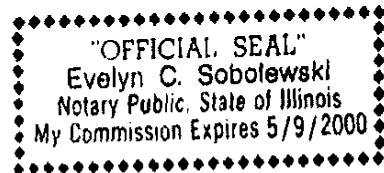
STATE OF ILLINOIS)
County of Cook) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT CATHERINE M. DENNY AND JAMES M. DENNY 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 instrument as their free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 4th day of July, 1997.

Evelyn C. Sobolewski
Notary Public

My commission expires on 5-9, 2000.



LAKE COUNTY - ILLINOIS TRANSFER STAMP

NAME AND ADDRESS OF PREPARER:	SEND SUBSEQUENT TAX BILLS TO:
DEBRA S. YALE, ESQ. Sonnenschein Nath & Rosenthal 8000 Sears Tower 79th Floor Chicago, Illinois 60606	Charles L. Page Steven D. Page One Northfield Plaza Suite 210 Northfield, Illinois 60093

Mail To
Andrew Semmelman
191 E. Deerpath
Suite 301
Lake Forest, IL 60045

97577151

COOK COUNTY
CLERK'S OFFICE
497 500

NOTARY PUBLIC
EVELYN C. SOBOLEWSKI
900 600

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 007675212 D2
STREET ADDRESS: 130 THORN TREE LANE
CITY: WINNETKA COUNTY: COOK
TAX NUMBER: 05-20-319-040-0000

LEGAL DESCRIPTION:

PARCEL 1:

LOT 8 IN THORN TREE SUBDIVISION OF ALL OF LOT 'A' AND PART OF LOT 'B' IN HELEN BAKER JENNER'S SUBDIVISION OF PART OF THE EAST 10 ACRES OF THE SOUTH 20 ACRES OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR PRIVATE ROADWAY KNOWN AS THORNTREE LANE FOR INGRESS AND EGRESS CREATED BY GRANT MADE BY WILL C. GANI ASSIGNMENT OF LEASE, DATED DECEMBER 15, 1955 AND RECORDED DECEMBER 19, 1955 AS DOCUMENT 16449469 AND SHOWN ON THE PLATS OF JENNER'S SUBDIVISION AFORESAID RECORDED DECEMBER 22, 1955 AS DOCUMENT 16452517