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WARRANTY DEED

STATUTORY (ILLINOIS)
CORPORATION TO INDIVIDUAL

97679969

DEPT-01 RECORDING 025.00
 T0012 TRAN 6686 09/15/97 15:13:00
 49368 CG # -97-679969
 COOK COUNTY RECORDER

THE GRANTOR, Melk Development/MCL Scott Sedgwick L.P., an Illinois Limited Partnership, for and in consideration of the sum of TEN (\$10.00) and 00/100-----DOLLARS and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO

TIMOTHY KOELZER and KRISTEN KOELZER
 of 111 WEST MAPLE, #3103, CHICAGO, IL 60610

not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number(s): 17-04-219-065; 17-04-214-066;
 17-04-214-071

Address of Real Estate: 338 WEST GOETHE STREET, Chicago, IL 60610

In Witness Whereof, said Grantor has caused its name to be signed to these presents by Tamara M. Laber, Vice President of MCL Companies of Chicago, Inc., General Partner of Melk Development/MCL Scott Sedgwick L.P., this 28TH day of August, 1997.

Melk Development/MCL Scott Sedgwick L.P.,
 an Illinois Limited Partnership

By: MCL Companies of Chicago, Inc.,
 an Illinois Corporation, its General Partner

By: Tamara M. Laber
 Tamara M. Laber, Vice President

BOX 333-CTI

97679969

7674159
 9/15/97
 6514797

00.25

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State of Illinois, County of COOK, ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Tamara M. Laber personally known to me to be the Vice-President of MCL Companies of Chicago, Inc., General Partner of Melk Development/MCL Scott Sedgwick L.P., an Illinois Limited Partnership and 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 as the Vice-President she signed and delivered the said instrument pursuant to authority given by the Board of Directors of said company, as her free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, on August 28, 1997.

IMPRESS
NOTARIAL SEAL
HERE





Notary Public

My Commission Expires

This instrument was prepared by MCL Companies of Chicago, Inc., 1337 W. Fullerton, Chicago, Illinois 60614.

97679969

Mail to: DREW G. ROSS
FRIDMAN & BOKST, P.C.
303 E. Walker Drive, 9th Fl.
Chicago, IL 60601

Send subsequent Tax Bill To:
Timothy & Kristin Koczner
238 W. Lombard
Chicago, IL 60610

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LEGAL DESCRIPTION

UNIT 12: THE WEST 26.00 FEET OF THE WEST 104.00 FEET OF THE SOUTH 141.25 FEET OF THE FOLLOWING DESCRIBED PROPERTY, TAKED AS A TRACT: LOT 5, LOT 6 (EXCEPT THE EASTERNMOST 15 FEET AS MEASURED ON THE NORTH LINE OF THE NORTHERNMOST 125 FEET) AND VACATED SHAUNESSEY STREET LYING BETWEEN LOTS 5 AND 6 IN OSCAR MAYER'S RESUBDIVISION OF VARIOUS LOTS AND VACATED ALLEYS IN VARIOUS SUBDIVISIONS IN THE WEST HALF OF THE NORTHEAST QUARTER AND THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THRID PRINCIPAL MERIDIAN, RECORDED NOVEMBER 21, 1980 AS DOCUMENT 25677341 AND REGISTERED IN THE REGISTRAR'S OFFICE OF COOK COUNTY, ILLINOIS.

SUBJECT TO: REAL ESTATE TAXES NOT YET DUE AND PAYABLE; ZONING AND BUILDING LAWS OR ORDINANCES; COVENANTS, CONDITIONS, RESTRICTIONS AND UTILITY EASEMENTS OF RECORD, PROVIDED THE PROPERTY IMPROVEMENTS DO NOT VIOLATE OR ENCRDACH THEREON; DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR THE SINGLE FAMILY HOMES OF OLD TOWN SQUARE HOMEOWNERS ASSOCIATION (THE "ASSOCIATION") AS AMENDED FROM TIME TO TIME (THE "DECLARATION"); CROSS-UTILITY EASEMENTS WITH ADJACENT SINGLE FAMILY HOMES ACROSS THE REAR 5 FT. OF THE BACKYARD OF THE PROPERTY FOR UTILITY INSTALLATION, MAINTENANCE, SERVICE AND REPAIR; SUCH OTHER MATTERS AS TO WHICH THE TITLE INSURER COMMITS TO INSURE BUYER AGAINST LOSS OR DAMAGE;

97679969

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
REVENUE SEP 15 31
1985
688.25

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
REVENUE SEP 15 31
1985
999.00

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
REVENUE SEP 15 31
1985
999.00

STATE OF ILLINOIS
REAL ESTATE TRANSACTION TAX
REVENUE
178.75

STATE OF ILLINOIS
REAL ESTATE TRANSACTION TAX
REVENUE
\$575.00

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