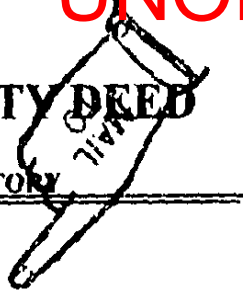


# UNOFFICIAL COPY

## WARRANTY DEED

JOINT TENANCY  
ILLINOIS STATUTORY



MAIL TO:

97009592

MARK F. BECKER  
BECKER & BECKER  
2300 BARRINGTON ROAD  
SUITE 400  
HOFFMAN ESTATES, ILLINOIS 60195

DEPT-01 RECORDING \$23.50  
T#0010 TRAM 6903 01/06/97 10:44:00  
\$7504 + CJ \* -97-009592  
COOK COUNTY RECORDER

NAME/ADDRESS OF TAXPAYER:

*V. Kolodnikov*  
*6151 N. Washenaw*  
*Chicago IL 60659*

RECORDER'S STAMP

THE GRANTOR(S) **ROBERT A. YEE and MARIA G. MITRIA-YEE, his wife**, of the Village of Skokie, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, **CONVEYS and WARRANTS** to **VIKTOR KOLODNIKOV and LILIYA TKACHEVA, his wife**, of 6322 North Richmond, Chicago, Illinois 60659, 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:

Lot 34 in Block 3 in T. J. Grady's 4<sup>th</sup> Green Briar Addition to North Edgewater, being a subdivision of the West 1/2 of the East 1/2 of the West 1/2 of the Northeast 1/4 of Section 1, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Tax I. D. Number: 13-01-218-003-0000  
Commonly Known: 6151 North Washtenaw, Chicago, Illinois 60659

*72* *7*

SUBJECT TO, if any: covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; encroachment of the concrete curb as disclosed by survey made by M. M. Surveying Co., Inc. dated December 30, 1996; general real estate taxes for the year 1996 and subsequent years.

This is not the Homestead Property of the Grantors. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

Dated this 3<sup>rd</sup> day of January, 1997

8009044 97009592  
MERCURY TITLE COMPANY, L.L.C.-N  
1063 K88

*Robert A. Yee*  
ROBERT A. YEE

*Maria G. Mitria-Yee*  
MARIA G. MITRIA-YEE

# UNOFFICIAL COPY

State of Illinois )  
                          ) SS.  
County of Cook    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **ROBERT A. YEE** and **MARIA A. MITRIA-YEE**, his wife, 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 said instrument as their free and voluntary act, 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 3rd day of January, 1999.

*Brenda L. Krasuski*  
NOTARY PUBLIC

My commission expires: 2-9-99

This instrument prepared by **MARSHALL L. MOLTZ**, Attorney at Law  
77 West Washington Avenue, Suite 1620  
Chicago, IL 60602

"OFFICIAL SEAL"  
**BRENDA L. KRASUSKI**  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 2/9/99

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
REPT. OF  
REVENUE DEPT. 1336  
933.50  
RB-11155

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
REPT. OF  
REVENUE DEPT. 1336  
933.50  
FB-11155

CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
REPT. OF  
REVENUE DEPT. 1336  
933.50  
FB-11155

057198  
REAL ESTATE TRANSACTION TAX  
Cook County  
JAN-897  
174.50

2676026

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPT. OF REVENUE  
JAN-897  
249.00