

# UNOFFICIAL COPY

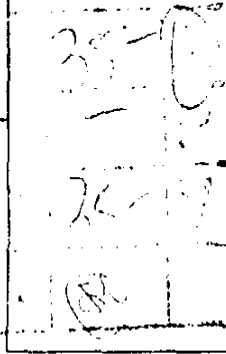
Form No. 11R Jan. 1995  
AMERICAN LEGAL FORMS, CHICAGO, IL 60622-1922

## Warranty Deed TENANCY BY THE ENTIRETY Statutory (ILLINOIS) (Individual to Individual)

97029261

TAKE NOTE: Do not sign or deliver before using or acting under this form. Neither the publisher nor the state of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTORS (NAME AND ADDRESS)  
N. MORRISON TORREY and  
DAVID H. HIRSCHMAN, Husband  
and Wife,



PROPERTY OF COOK COUNTY CLERK'S OFFICE  
RECORDED IN BOOK 137 PAGE 10  
INDEXED IN BOOK 137 PAGE 10

97029261  
(The Above Space For Recorder's Use Only)

of the City of Chicago County  
of Cook State of Illinois  
for and in consideration of TEN AND NO/100 (\$10.00 DOLLARS, and other and good and valuable  
in hand paid, CONVEY and WARRANT to consideration,

JAMES D. HILTON and CAROLYN HILTON, of 18740 Springfield, Flossmoor,  
Illinois 60422

(NAME AND ADDRESS OF GRANTEE(S))  
as husband and wife, not as Joint Tenants with rights of survivorship, nor as Tenants in Common, but as TENANTS  
BY THE ENTIRETY, the following described Real Estate situated in the County of Cook  
in the State of Illinois, to wit: (See reverse side for legal description.) 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 said premises as husband  
and wife, not as Joint Tenants nor as Tenants in Common, but as TENANTS BY THE ENTIRETY forever. SUBJECT  
TO: General taxes for 1996 and subsequent years and covenants, conditions, and restrictions  
of record and public and utility easements.

Permanent Index Number (PIN): 14-33-206-052-1042 (Parcel 1)  
14-33-206-052-1052 (Parcel 2) / 14-33-206-052-1106 (Parking Space)  
Address(es) of Real Estate: 2144 N. Lincoln Park West, Unit #s 16A & 16D  
Chicago, IL 60614

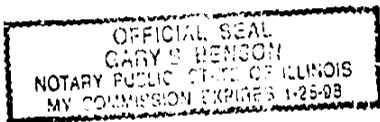
DATED this 13th day of December 1996

N. Morrison Torrey (SEAL) David H. Hirschman (SEAL)  
N. MORRISON TORREY DAVID H. HIRSCHMAN

PLEASE  
PRINT OR  
TYPE NAME(S)  
BELOW  
SIGNATURE(S)

(SEAL) (SEAL)

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



N. MORRISON TORREY and DAVID H. HIRSCHMAN, Husband and  
Wife, are  
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.

IMPRESS SEAL HERE

Given under my hand and official seal, this 13th day of December 1996  
Commission expires 1-25-98 1998  
Gary S. Benson  
NOTARY PUBLIC

This instrument was prepared by Gary S. Benson, Attorney/ 2615 N. Sheffield Avenue  
Chicago, IL 60614 (NAME AND ADDRESS)

\*If Grantor is also Grantee you may wish to strike Release and Waiver of Homestead Rights

85-611 C658  
119-58

SPR 2-1-97

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## Legal Description

of premises commonly known as 2144 N. Lincoln Park West, Unit #s 16A & 16D & Parking Space  
Chicago, Illinois 60614

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE PART HEREOF.

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SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: { Albert M. Friedman, Attorney  
J.A. Friedman & Assoc.  
54 W. Hubbard Street - Suite 100  
Chicago, IL 60610 }  
(Name)  
(Address)  
(City, State and Zip)

James D. Hilton  
(Name)  
2144 Lincoln Park West #16A  
(Address)  
Chicago, IL 60614  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

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## LEGAL DESCRIPTION FOR PREMISES AT

2144 N. Lincoln Park West, Unit Nos. 16A and 16D And Parking Space P-15  
Chicago, Illinois 60614

### PARCEL 1:

Unit Number 16A together with its undivided 1.052 percent interest in the common elements in 2144 Lincoln Park West Condominiums, as delineated and defined in the Declaration recorded as Document Number 25863673 in Canal Trustees' Subdivision of part of Section 33, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

### PARCEL 2:

Unit Number 16D in 2144 Lincoln Park West Condominium as delineated on a survey of the following described real estate.

Lots 1 and 2 and the vacated alley North of and adjoining said Lot 1 in County Clerk's Division of Lots 47 to 50 inclusive and vacated alley West of and adjoining the same in Robinson's Subdivision of Block 19 and Canal Trustees' Subdivision of part of Section 33, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 25863673 together with its undivided percentage interest in the common elements.

### PARCEL 3: (Parking Space)

P-15 together with an undivided .75 percent interest in the common elements in 2144 Lincoln Park West Condominium as delineated and defined in the Declaration recorded as Document Number 25863673 in Canal Trustees' Subdivision of part of Section 33, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 14-33-206-052-1049 - (Parcel 1)

Permanent Index Number: 14-33-206-052-1052 - (Parcel 2)

Permanent Index Number: 14-33-206-052-1106 - (Parcel 3 - Parking Space)

### THIS DEED IS ALSO SUBJECT TO:

Mortgage dated March 15, 1969 and recorded August 12, 1969, as Document 20928124 made by Central National Bank in Chicago, as Trustee, u/t/a dated August 9, 1968 and known as Trust No. 9288 to Central National Bank in Chicago, to secure an indebtedness of \$1,725,000.00. Assignment of said Mortgage and Assignment of Rents to Guardian Life Insurance Company of America, recorded as Document 21484997.

Assignment of Rents dated March 15, 1969 and recorded August 12, 1969, as Document 20928125 made by Central National Bank in Chicago, as Trustee u/t/a dated August 9, 1968 and known as Trust No. 9288, to Central National Bank.

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Security interest of the Guardian Life Insurance Company of America under a Financing Statement executed by 2144 Building Association and filed as Document Number 81 U 08348. Terms, provisions, covenants and options contained in and rights and easements established by the Declaration of Condominium recorded as Document 25863673.

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