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WARRANTY DEED

Statutory (Illinois)

MAIL TO: Donald S. Carnow

778 Frontage Road, Suite 101

Northfield, IL 60093

NAME & ADDRESS OF TAXPAYER:

Anne T. Klein

Unit 417

9529 N. Bronx Place

Skokie, IL 60077-1368

97145444

DEPT-01 RECORDING 125.00
 T80012 TRAM 4194 03/04/97 15:18:00
 88983 CG *-97-145444
 COOK COUNTY RECORDER

RECORDER'S STAMP

25-

THE GRANTOR(S) MANUEL S. KRAMER AND SUSAN L. KRAMER, Husband and Wife

of the City of Highland Park County of Cook State of Illinois

for and in consideration of Ten and no/100 DOLLARS
and other good and valuable considerations in hand paid.

CONVEY AND WARRANT to ANNE T. KLEIN

Grantee's Address

City

State

Zip

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached Exhibit A for legal description.

26-50-627 J

Cook County
 REAL ESTATE TRANSACTION TAX
 REVENUE STAMP MAR 4 1997
 # 0.11424
 59.50

STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 MAR 4 1997 DEPT. OF REVENUE
 119.00

NOTE: If additional space is required for legal - attach on separate 8-1/2 x 11 sheet.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 10-16-204-019-1077

Property Address: Unit 417 at 9529 N. Bronx Place, Skokie, IL 60077-1368

DATED this 27th day of February 19 97

(Signature) (SEAL) (Signature) (SEAL)
 MANUEL S. KRAMER SUSAN L. KRAMER

____ (SEAL) _____ (SEAL)

NOTE: PLEASE TYPE OR PRINT NAMES AND SIGNATURES

BOX 333-CTF

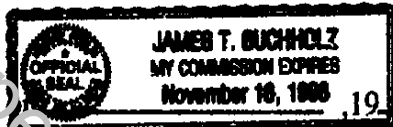
97145444

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STATE OF ILLINOIS }
County of } ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT MANUEL S. KRAMER AND SUSAN L. KRAMER personally known to me to be the same person(s) whose names is/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 notarial seal, this 27th day of February, 1997.



James T. Buchholz
Notary Public

My commission expires

IMPRESS SEAL HERE

VILLAGE of SKOKIE, ILLINOIS

Economic Development Tax

Skokie Code Chapter 10

Amount \$ 357

Tax PAID: Chicago Office

FEB/21/97

NAME AND ADDRESS OF PREPARER :

James T. Buchholz

222 N. LaSalle Street, Suite 1414

Chicago, IL 60601

Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes : (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

WARRANTY DEED

Statutory (Illinois)

FROM

MANUEL S. KRAMER

SUSAN L. KRAMER

TO

ANNE T. KLEIN

TO REORDER PLEASE CALL
MID AMERICA TITLE COMPANY

(708) 249-4041

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EXHIBIT A

PARCEL 1:

UNIT 417, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS 'PARCEL'):

THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE WEST 7 ACRES OF SAID EAST 1/2 OF THE NORTHEAST 1/4; THENCE SOUTH 0 DEGREES, 15 MINUTES, 35 SECONDS WEST ON THE EAST LINE OF SAID WEST 7 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4, A DISTANCE OF 244.64 FEET; THENCE NORTH 90 DEGREES, 0 MINUTES, 0 SECONDS EAST, A DISTANCE OF 59.44 FEET FOR THE POINT OF BEGINNING OF THE TRACT OF LAND HEREINAFTER DESCRIBED; THENCE SOUTH 89 DEGREES, 32 MINUTES, 50 SECONDS EAST, A DISTANCE OF 66.50 FEET; THENCE NORTH 75 DEGREES, 27 MINUTES, 10 SECONDS EAST, A DISTANCE OF 169.08 FEET; THENCE SOUTH 14 DEGREES, 32 MINUTES, 50 SECONDS EAST, A DISTANCE OF 79.0 FEET; THENCE SOUTH 75 DEGREES, 27 MINUTES, 10 SECONDS WEST, A DISTANCE OF 174.55 FEET; THENCE SOUTH 0 DEGREES, 27 MINUTES, 10 SECONDS WEST, A DISTANCE OF 33.55 FEET; THENCE SOUTH 74 DEGREES, 32 MINUTES, 50 SECONDS EAST, A DISTANCE OF 174.55 FEET; THENCE SOUTH 15 DEGREES, 27 MINUTES, 10 SECONDS WEST, A DISTANCE OF 79.0 FEET; THENCE NORTH 74 DEGREES, 32 MINUTES, 50 SECONDS WEST, A DISTANCE OF 169.08 FEET; THENCE NORTH 89 DEGREES, 32 MINUTES, 50 SECONDS WEST, A DISTANCE OF 66.50 FEET; THENCE NORTH 00 DEGREES, 27 MINUTES, 10 SECONDS EAST, A DISTANCE OF 169.0 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM FILED AS LR2613088 AND AS AMENDED BY DOCUMENT LR2632949, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR PARKING OVER PARKING SPACE NO. 76, FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS DATED MARCH 17, 1972 AS LR2613088 AND AS CREATED BY DEED FROM HARRIS TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766 TO HELEN TAITEL DATED NOVEMBER 2, 1972 AND FILED NOVEMBER 24 1972 AS LR2661894, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS DATED NOVEMBER 1970 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES NOVEMBER 17, 1970 AS DOCUMENT LR 2530976 AND AS CREATED BY DEED FROM HARRIS TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766 TO HELEN TAITEL DATED NOVEMBER 2, 1972 AND FILED NOVEMBER 24, 1972 AS LR2661894 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

971454AA

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