

# UNOFFICIAL COPY

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AMERICAN LEGAL FORMS, CHICAGO, IL (312) 372-1922

**WARRANTY DEED**  
**Joint Tenancy—Statutory**  
**(ILLINOIS)**  
**(Individual to Individual)**

[1062]  
7648575  
CY

97263868

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**THE GRANTOR (NAME AND ADDRESS)**  
LAVERNE A. DUKA, Divorced  
and not since remarried

DEPT-01 RECORDING \$23.00  
T#0012 TRAN 4708 04/16/97 14:04:00  
#6991 # CG \*-97-263868  
COOK COUNTY RECORDER

3515 S. Harlem, B4

(The Above Space For Recorder's Use Only)

of the City Cook of Berwyn County  
of Cook State of Illinois  
for and in consideration of Ten (\$10.00) ----- DOLLARS, and other valuable consideration  
in hand paid, CONVEY and WARRANT to

ROBERT T. LEVIJA and KATHLEEN H. ZWARTZ, both single never been married  
1321 Modaff, Naperville, IL 60565

2300

(NAME(S) AND ADDRESS OF GRANTEE(S))

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 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 not in tenancy in common, but in joint tenancy forever. SUBJECT TO: General taxes for 1996 and subsequent years and special assessments confirmed after 1/18/97; building line, building and use or occupancy restrictions, conditions and covenants of record; zoning laws & ordinances; easements for public utilities; condominium declaration, and Illinois Condominium Property Act  
Permanent Index Number (PIN): 16-31-300-054-1013

Address(es) of Real Estate: 3515 S. Harlem, B4, Berwyn, IL 60402

DATED this 15th day of April 19 97

*Laverne A. Duka*

LAVERNE A. DUKA

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

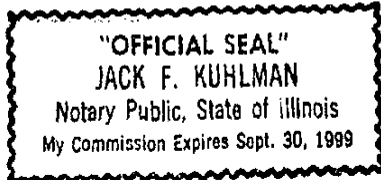
(SEAL)

(SEAL)

(SEAL)

(SEAL)

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that LAVERNE A. DUKA, Divorced and not since remarried



IMPRESS SEAL HERE

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 she signed, sealed and delivered the said instrument as her 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 15th day of April 19 97

Commission expires 9/30 19 99

*Jack F. Kuhlman*  
NOTARY PUBLIC

This instrument was prepared by Jack F. Kuhlman, Attorney, 19 North Grant, Hinsdale  
(NAME AND ADDRESS) IL 60521

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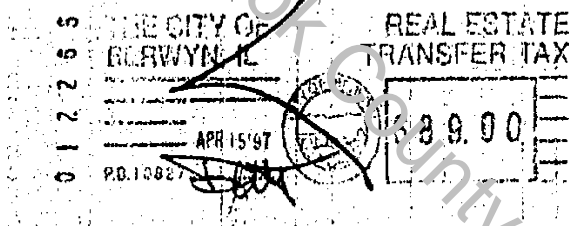
BOX 333-CTI

# UNOFFICIAL COPY

## Legal Description

of premises commonly known as 3515 S.Harlem, B4, Berwyn, IL 60402

UNIT NO. 3515 B-4 TOGETHER WITH ALL CORRESPONDING PARKING SPACES PERTAINING TO AFORESAID UNITS AS DELINEATED ON A SURVEY OF LOTS 3 TO 8 BOTH INCLUSIVE IN THE RESUBDIVISION OF LOTS 10 TO 27 BOTH INCLUSIVE IN BLOCK 1 IN HOME ADDITION TO BERWYN, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY COSMOPOLITAN NATIONAL BANK OF CHICAGO, TRUST NO. 18223, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 22377207 TOGETHER WITH AN UNDIVIDED 3.90337 PERCENT INTEREST IN THE COMMON ELEMENTS.



97263868

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Cook County  
REAL ESTATE TRANSACTION TAX

REVENUE STAMP APR 16 '97  
P.W. 11427



\$ 34.50

111  
262811  
910  
P.D. 10887



STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

APR 16 '97  
P.D. 10886  
DEPT. OF REVENUE  
\$ 69.00

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: Ronald Tutt, Attorney  
(Name)  
512 West Burlington Ste.206  
(Address)  
LaGrange, IL 60525  
(City, State and Zip)

ROBERT T. LEVIJA  
(Name)  
3515 S.Harlem, B-4  
(Address)  
Berwyn, Il. 60402  
(City, State and Zip)

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