

# UNOFFICIAL COPY

WARRANTY DEED

98570594

RECORDING FEE \$25.00  
 TRACER TRAN 07/02/98 11:25:00  
 # 98-570594  
 COOK COUNTY RECORDER

IL 183 CTI  
 LND 1291  
 662-06-LL

This document prepared by:  
 William F. McGuinn, Esq.  
 Sugar, Friedberg & Falsenthal  
 30 North LaSalle Street  
 Suite 2600  
 Chicago, Illinois 60602

When recorded mail to:  
 Timothy O'Neil, Esq.  
 3513 N. Janssen  
 Chicago, Illinois 606057

**DONALD P. DELVES** and **DENISE DEFRIES**, husband and wife, 3513 N. Janssen, Chicago, Illinois ("Grantors"), in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby convey and warrant to **TORTOISE PARTNERS LIMITED PARTNERSHIP**, an Illinois Limited Partnership, 3528 N. Janssen, Chicago, Illinois ("Grantee") the following described real estate in Cook County, Illinois:

THE SOUTH 1/2 OF LOT 18 AND LOT 19 IN BLOCK 1 IN LANE PARK ADDITION TO LAKEVIEW A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS.

Property Address: 3513 N. Janssen, Chicago, Illinois

Permanent index number: 14-20-303-012-0000

hereby releasing any claim which Grantors may have under the Homestead Exemption Laws of the State of Illinois.

Grantors' warranties are subject to: covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; special government taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 1997 and subsequent years.

98570594

BOX 333-CTI

# UNOFFICIAL COPY

Dated: June 30, 1998

*Donald P. Delves*

Donald P. Delves

*Denise DeFries*

Denise DeFries

STATE OF ILLINOIS  
 COUNTY OF COOK  
 RECORDS & CLERK  
 CHICAGO, ILLINOIS  
 575 00

28750

CITY OF CHICAGO  
 RECORDS & CLERK  
 CHICAGO, ILLINOIS  
 999 00

### ACKNOWLEDGMENT

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Donald Delves and Denise DeFries, 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 and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 30th day of June, 1998.

*William F. McGuinn*  
 Notary Public

My commission expires: 1/6/02



98570594

CITY OF CHICAGO  
 RECORDS & CLERK  
 CHICAGO, ILLINOIS  
 31850

CITY OF CHICAGO  
 RECORDS & CLERK  
 CHICAGO, ILLINOIS  
 999 00

CITY OF CHICAGO  
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