

WARRANTY DEED - TENANCY BY THE ENTIRETY

1998-08-06 11:12:10

GRANTOR(S): Stacy L. Szapka NKA Stacy Donnelly married to Thomas Donnelly of 6040 N Troy, #105, Chicago, IL 60659

for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid.

CONVEY(S) and WARRANT(S) to the GRANTEE(S): Dorel Paraschiv and Loredana Paraschiv, husband and wife, of 4338 Sacramento Chicago, IL, not as JOINT TENANTS and not as TENANTS IN COMMON but as TENANTS BY THE ENTIRETY, the following described real estate

For Recorder's Use

Please see legal description on reverse side

PERMANENT INDEX NUMBER(S): 13-01-122-036-1005

Commonly known as: 6040 N Troy #105, Chicago, IL 60659

SUBJECT TO (1) Real estate taxes for the year 1996 and subsequent years (2) Covenants, conditions and restrictions apparent or of record (3) All applicable zoning laws and ordinances.

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 as Joint Tenants and not as Tenants in Common but as TENANTS BY THE ENTIRETY, forever

DATED this 30th day of July, 1998

Stacy Donnelly (Signature) Stacy Donnelly

Thomas Donnelly (Signature) Thomas Donnelly

STATE OF ILLINOIS )
COUNTY OF DU PAGE )

On this 30th day of July, 1998, appeared before me Stacy L. Szapka NKA Stacy Donnelly and Thomas Donnelly, personally known to me, and acknowledged that they signed the foregoing instrument as their free and voluntary act.

Notary Public Seal: ROBERT L. RENFRO

Table with 3 columns: Deed prepared by (Robert L. Renfro), Send tax bill to (Dorel & Loredana Paraschiva), After recording return to (Kathleen Widuch).

BOX 333-CTI

# UNOFFICIAL COPY

98991794

Unit Number 105 in The 6040 North Troy Condominium, as Delineated on a Survey of The Following Described Real Estate: That Part of Lot 14 (Except That Part Thereof Taken For Lincoln Avenue), Which Lies East of The East Line (Produced South) of Lots 1 to 13, Inclusive, And Excepting Therefrom That Part Thereof Described as Follows: Beginning at a Point on The East Line (Produced South) of Lots 1 to 13, Aforesaid, 105.51 Feet, More or Less, South of The Southeast Corner of Said Lot 13 (Said Point of Beginning Being The North Face of a Concrete Deck), Thence East on Said Northerly Face of a Concrete Deck, 4.48 Feet More or Less to The Northeast Corner of Said Concrete Deck; Thence South on The East Face of Said Concrete Deck to The Southeast Corner of Said Concrete Deck; Thence West on The South Face of Said Concrete Deck, 3.83 Feet More or Less to Its Intersection With The East Line (Produced South) of Lots 1 to 13, Inclusive, All in Krenn And Dato's Lincoln-Kedzie Addition to North Edgewater, Being a Subdivision in The West 1/2 of the Northwest 1/4 of Section 1, Township 40 North, Range 13 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 24975261 Together with its Undivided Percentage Interest in the Common Elements, in Cook County, Illinois.

ncs/R 6600's 6800-6899 6853-1 Legal

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1410 607746858 HL

STREET ADDRESS: 6040 N TROY

UNIT 105

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 13-01-122-036-1005

### LEGAL DESCRIPTION:

PARCEL 1: UNIT 105 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 6040 N. TROY CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 24975261, IN THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. 4, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 24975261.

PARCEL 3: EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN DOCUMENT NUMBER 19929296.

COOK COUNTY

CLERK OF COURTS

RECEIVED

2010

21

COOK COUNTY

CLERK OF COURTS

RECEIVED

2010

21

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Property of Cook County Clerk's Office



UNOFFICIAL COPY 98691794

AFFIDAVIT FOR TENANTS BY THE ENTIRETY

The undersigned parties execute this affidavit for the benefit of Chicago Title Insurance Company and for the purpose of inducing the Company to issue its title policy under the aforesaid number, free and clear of any exceptions with regard to the undersigned's creation of a tenancy by the entirety. In connection therewith, the undersigned aver as follows:

- 1. The parties are married and married to each other and that the marriage when contracted, was valid at the time of the contract or subsequently validated by the laws of the place in which it was contracted or by the domicile of the parties and is not contrary to the public policy of the State of Illinois.
- 2. The land described in the aforesaid title insurance policy is improved with a structure containing no more than four residential dwelling units.
- 3. The parties, upon delivery of title to them, intend to physically occupy said structure, or a unit thereof, within 30 days of such delivery and such property will be occupied by the undersigned as their primary domicile.

[Signature]  
Signature

[Signature]  
Signature

[Name]  
Name (Please print)

[Name]  
Name (Please print)

[Date]  
Date

Property Address: [Address]  
[Address]  
[Address]

UNOFFICIAL COPY

Property of Cook County Clerk's Office