

UNOFFICIAL COPY

GEORGE E. COLE®
LEGAL FORMS

No. 808-REC
May 1996

WARRANTY DEED Statutory (Illinois) (Individual to Individual)

98797369

9770/0012 30 001 Page 1 of 3
1998-09-08 09:22:08
Cook County Recorder 25.00

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

Above Space for Recorder's use only

THE GRANTOR Patrick J. Heneghan, ~~Residence~~

of the City of Chicago County of Cook State of Illinois for and in consideration of Ten and 00/100 DOLLARS, and other good and valuable considerations in hand paid,

CONVEY ^s and WARRANT ^s to Peter Capewell, ~~a single man~~
40 East Cedar Street
Chicago, Illinois

(Name and Address of Grantee)

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

SEE ATTACHED

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: covenants, conditions, and restrictions of record,

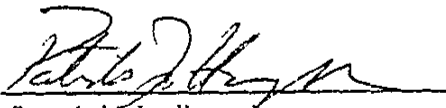
Document No.(s) _____;

_____ and to General Taxes for 1997 and subsequent years.

Permanent Real Estate Index Number(s): 17-05-322-023-0000

Address(es) of Real Estate: 1532 West Fry, Unit #3, Chicago, Illinois

Dated this 31st day of August, 19 98

 (SEAL) _____ (SEAL)
Patrick J. Heneghan

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

_____ (SEAL) _____ (SEAL)

BOX 333-CTI

752574
KID CTI

B

UNOFFICIAL COPY

Warranty Deed Individual to Individual

Patrick J. Heneghan
TO

Peter Capewell

STATE OF ILLINOIS
REAL ESTATE TRANSACTIO
DEPT. OF REVENUE
255 00

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP SEP-2001
H.B. 11424
427.50

GEORGE E. COLE
LEGAL FORMS

98797369 Page 2 of 3

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
SEP-498
H.B. 11193
956.25

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
SEP-498
H.B. 11193
956.25

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
Patrick J. Heneghan

IMPRESS
SEAL
HERE

personally known to me to be the same person _____ whose name _____ subscribed to the
foregoing instrument, appeared before me this day in person, and acknowledged that _____ h e
signed, sealed and delivered the said instrument as his 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 _____ day of August 19 98

Commission expires _____
Denise C. Krutzner
Notary Public, State of Illinois
NOTARY PUBLIC

This instrument was prepared by My Chicago, Ltd. 350 North LaSalle, Ste. 900
Chicago, Illinois 60610
(Name and Address)

MAIL TO: Pamela Kuzniar
(Name)
Cohen and Pinsel
One Northbrook Place
(Address)
5 Revere Drive, Suite 320
Northbrook, Illinois 60062
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Peter Capewell
(Name)
1532 West Fry, Unit #3
(Address)
Chicago, Illinois
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

UNOFFICIAL COPY

STREET ADDRESS: 1532 WEST FRY
CITY: CHICAGO
TAX NUMBER: 17-05-322-023-0000

UNIT 3

COUNTY: COOK

LEGAL DESCRIPTION:

PARCEL 1: UNIT NO. 3 IN THE 1532 W. FRY STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 7 IN DRESSELHAUS SUBDIVISION OF 1 ACRE IN BLOCK 29 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 (EXCEPT THE SOUTH EAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4) OF SECTION 5, TOWNSHIP 39 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 NUMBER 98778076 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE #3, A LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 98778076.

98797369 Page 1 of 2

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS WELL AS ALL RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN."

UNOFFICIAL COPY

Property of Cook County Clerk's Office