

UNOFFICIAL COPY

Prepared by:
KEVIN J. MUDD
900 W. ARMITAGE AVE.
CHICAGO, IL 60614

98095197

Mail to:
MICHAEL H. ALTMAN, ESQ.
637 W. WRIGHTWOOD, # 3
CHICAGO, IL 60614

. DEPT-01 RECORDING \$27.50
. T#0009 TRAN 1231 02/04/98 15:21:00
. #4431 # CG *-98-095197
. COOK COUNTY RECORDER

Send Subsequent Tax Bills to:

Michael H. Altman
637 W. Wrightwood
Chgo, IL 60614

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

P.N.T.N.

98095197

THE GRANTOR:

MICHAEL J. BLANKSTEIN & JENNIFER L. DRESSLER, HUSBAND & WIFE OF 637 W. WRIGHTWOOD, # 3, CHICAGO, IL 60614

of the County of COOK, State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, other good and valuable consideration in hand paid, CONVEYS and WARRANTS to

MICHAEL H. ALTMAN, of 1749 N. WELLS, # 1210, CHICAGO, IL 60614

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

UNIT 3-W, UNIT P-4, IN THE WRIGHTWOOD PLAZA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 IN THE SUBDIVISION OF LOT 12 IN COUNTY CLERK'S DIVISION OF OUTLOT "D" IN WRIGHTWOOD, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 95-313970 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Subject to: SEE ATTACHED EXHIBIT "A"

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

Permanent Real Estate Index Number(s): 14-28-313-058-1008, 14-28-313-058-1014

Address(es) of Real Estate: 637 W. WRIGHTWOOD, #3W, P-4, CHICAGO, IL
Dated this January 20, 1998

PLEASE PRINT
OR TYPE NAME(S)
BELOW

Michael J. Blankstein (SEAL) Jennifer L. Dressler (SEAL)
MICHAEL J. BLANKSTEIN JENNIFER L. DRESSLER

(SEAL) (SEAL)

UNOFFICIAL COPY

98095197

Property of Cook County Clerk's Office

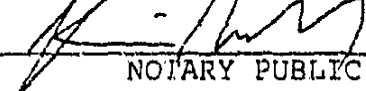
UNOFFICIAL COPY

(continued)

SIGNATURE(S)

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 MICHAEL J. BLANKSTEIN & JENNIFER L. DRESSLER, HUSBAND & WIFE OF 637 W. WRIGHTWOOD, # 3, CHICAGO, IL 60614 personally known to me to be the same person(s) whose name(s) 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 official seal, this 20th day of JANUARY, 1998.

Commission expires 2/16, 1999. 
NOTARY PUBLIC

"OFFICIAL SEAL"
Kevin Mudd
Notary Public, State of Illinois
My Commission Expires 2/16/99

98095197

DELETE M.J.B.
J.L.D.

~~THIS DEED IS SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the Condominium Documents including all amendments and exhibits thereto; (f) covenants, conditions, declarations, restrictions and building lines of record; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached as an Exhibit to the Declaration; (i) public utility easements; (j) installments due after Closing for assessments levied pursuant to the Declaration; (k) private easements; and (l) matters over which the title company has agreed to insure.~~

EXHIBIT "A"

98005197

subject only to: (a) covenants, conditions, and restrictions of record, (b) terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any, thereto, (c) private, public, and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any, and roads and highways, if any, (d) party wall rights and agreements, if any, (e) limitations and conditions imposed by the Condominium Property Act, (f) special taxes or assessments not yet completed, (g) any unconfirmed special conditions imposed by the Condominium Property Act, (h) special taxes or assessments for improvements heretofore completed, (i) mortgage or tax or assessment, (j) installments not due at the date hereof for any special tax or assessment for improvements heretofore completed, (k) mortgage or tax or assessment, (l) installments not due at the date hereof for the year 1997 and subsequent years, (m) installments due after the date of closing assessment established pursuant to the Declaration of Condominium, and

Property of ~~County~~ County Clerk's Office