

1083

UNOFFICIAL COPY 99503232

Form No. 15R AMERICAN LEGAL FORMS, CHICAGO, IL (312) 372-1922

5290/0074 51 001 Page 1 of 3 1999-05-25 12:50:45 Cook County Recorder 25.50

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

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.



THE GRANTOR (NAME AND ADDRESS) Jason D. Wagner, and Elizabeth A. Wagner, his wife as tenants by the entirety 1706 Jackson Ave. Ann Arbor, MI 48103

(The Above Space For Recorder's Use Only)

of the City of Ann Arbor County of Michigan State of Michigan

for and in consideration of (\$10.00) Ten and 00/100 DOLLARS, in hand paid, CONVEY and WARRANT to Phillip E. Hall and Sunni B. Hall, his wife 3170 N. Sheridan, #721, Chicago, IL 60657

(NAMES AND ADDRESS OF GRANTEES)

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 and subsequent years and

See Exhibit A attached hereto.

Permanent Index Number (PIN): 17-09-236-017

Address(es) of Real Estate: 300 W. Grand, #210, Chicago, IL 60657

DATED this day of May 19 99

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S) Jason D. Wagner (SEAL) Elizabeth A. Wagner (SEAL)

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



Jason D. and Elizabeth A. Wagner 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 signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

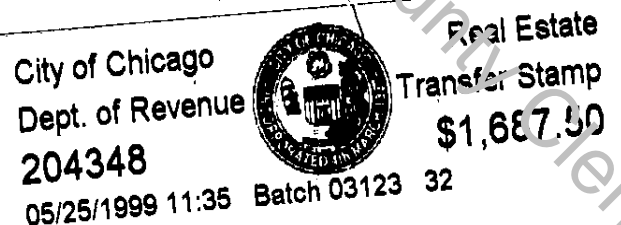
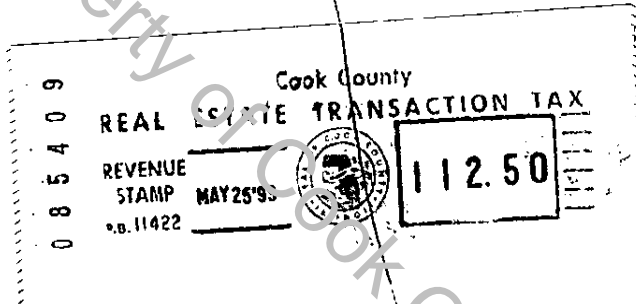
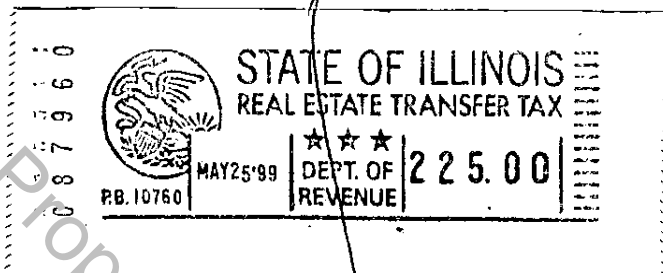
Given under my hand and official seal, this 20th day of May 19 99

Commission expires 6-12-02 19

This instrument was prepared by Deborah S. Ashen, Garfield & Merel, Ltd., 211 W. Wackear Dr., #1500, Chicago, IL 60606 (NAME AND ADDRESS) (312) 332-1011

Legal Description

of premises commonly known as _____



MAIL TO:

JARQUELINE SHIM BRYANT
 (Name)
 111E WACKER #2800
 (Address)
 CHICAGO IL 60601
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

PHILLIP HALL
 (Name)
 300 W. GRAND #210
 (Address)
 CHICAGO IL 60610
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 210 IN THE 300 WEST GRAND AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 8 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98548808, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR SUPPORT, UTILITIES, ENCROACHMENTS, INGRESS AND EGRESS, MAINTENANCE, COMMON WALLS AND STORAGE AND OTHER USES MORE SPECIFICALLY SET FORTH IN THE 300 WEST GRAND, CHICAGO, ILLINOIS DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 96179357 AND AS AMENDED AND RESTATED BY INSTRUMENT RECORDED AS DOCUMENT NUMBER 98548807.

PARCEL 3:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE 2 LOCATED ON THE FOLLOWING DESCRIBED LAND FOR THE PURPOSE OF PARKING VEHICLES AND INGRESS AND EGRESS THERETO, AS CREATED BY PARKING AGREEMENT RECORDED AS DOCUMENT NUMBER 98548809, AND AS AMENDED, AND SHOWN ON THE SITE PLAN ATTACHED THERETO, AND THE UNIT OWNER AGREEMENT RECORDED AS DOCUMENT NUMBER 98818382, SAID LAND DESCRIBED AS FOLLOWS: LOTS 14, 15, 16, 17 AND 18 IN BLOCK 8 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 300 WEST GRAND, #210
CHICAGO, IL 60611

PERMANENT TAX NO: 17-09-236-017

SUBJECT TO: COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD; PUBLIC AND UTILITY EASEMENTS; EXISTING LEASES AND TENANCIES; SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; UNCONFIRMED SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS; GENERAL REAL ESTATE TAXES FOR THE YEAR 1998 AND SUBSEQUENT YEARS; THE MORTGAGE OR TRUST DEED