

UNOFFICIAL COPY

WARRANTY DEED

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1999-07-01 10:09:40
Cook County Recorder 23.00

THE GRANTOR, FAWN CROSSING DEVELOPMENT, INC., an Illinois corporation, of P.O. Box 248, Lemont, Illinois, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00), and other good and valuable consideration, in hand paid CONVEYS and WARRANTS to the GRANTEE, SALLY A. LADEHOFF, of 3145 S. May St., Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, wit:

See Reverse Side for Legal Description

Village of Oak Lawn	Real Estate Transfer Tax	\$200	Village of Oak Lawn	Real Estate Transfer Tax	\$5
Village of Oak Lawn	Real Estate Transfer Tax	\$200	Village of Oak Lawn	Real Estate Transfer Tax	\$50

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

Grantor also hereby grants to the Grantee, her successors and assigns, rights and easement 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.

The tenant of the Unit has waived or has failed to exercise the right of first refusal set forth in Section 33 of the Illinois Condominium Property Act.

SUBJECT TO: General real estate taxes for 1998 and subsequent years, easements, covenants, conditions, and restrictions of record.

Permanent Real Estate Index Number: 24-06-301-043-0000

Address of Real Estate: Units 202 & G-3, 7117 W. 93rd St., Oak Lawn, IL 60453

Dated this 28th day of June, 1999.

FAWN CROSSING DEVELOPMENT, INC.

By: Maureen Boyle (SEAL)
Maureen Boyle, Secretary

LEGAL DESCRIPTION

UNIT NUMBER 202 AND GARAGE UNIT G-3 IN WEST POINT TOWER CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 1 OF WEST POINT TOWER SUBDIVISION OF THAT PART OF THE EAST 9 ACRES OF THE WEST 20 ACRES (EXCEPT THE WEST 33 FEET THEREOF, AND EXCEPT THE NORTH 33 FEET THEREOF, AND EXCEPT THE EAST 131.17 FEET OF THE SOUTH 1194.14 FEET THEREOF, AND ALSO EXCEPT THE WEST 131.16 FEET OF THE EAST 262.33 FEET OF THE SOUTH 1206.06 FEET THEREOF) OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, RECORDED MAY 11, 1999, AS DOCUMENT NO. 99494589, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 9, 1999 AS DOCUMENT NUMBER 99225208; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County in the State aforesaid, DO HEREBY CERTIFY, that Maureen Boyle, personally known to me to be the Secretary of Fawn Crossing Development, Inc., an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Secretary, she signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

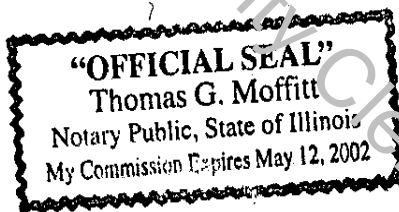
GIVEN under my hand and official seal, this 28th day of June, 1999.

Thomas G. Moffitt

NOTARY PUBLIC

Commission Expires: 5/12/02

AFFIX SEAL HERE



NAME AND ADDRESS OF PREPARER: Thomas G. Moffitt
McCracken, Walsh, de LaVan & Hetler
134 N. LaSalle St., Suite 600
Chicago, IL 60602

MAIL TO:

Robert Allen
Tucker & Associates
5210 W. 95th Street
Oak Lawn, IL 60453

NAME AND ADDRESS OF TAXPAYER:

Sally A. Ladhoff
7117 W. 93rd Street, Unit 202
Oak Lawn, IL 60453

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 REAL ESTATE TRANSACTION TAX
 COOK COUNTY
 REVENUE
 STAMP JUN30'99
 P.B. 11427

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COOK CO. NO. 016 7 2091377
 STATE OF ILLINOIS
 REAL ESTATE TRANSFER TAX
 JUN30'99
 P.B. 10606
 DEPT. OF REVENUE

 91.00