

UNOFFICIAL COPY 99691108

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1999-07-20 11:47:21  
Cook County Recorder 25.00



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782427 Fl above lots  
no Abstract

**WARRANTY DEED**  
Statutory (Illinois)  
(Individual to Individual)

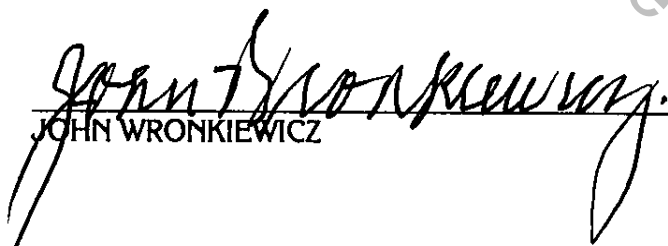
THE GRANTOR, JOHN WRONKIEWICZ, Divorced & Not Since Remarried, of the City of CHICAGO, County of COOK, State of ILLINOIS, for and in consideration of TEN and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to JEANNIE CHOI, 14741 W. Imperial Drive, Libertyville, Illinois 60048, the following described Real Estate situated in the COUNTY of COOK in the STATE of ILLINOIS, to-wit:

See Rider containing Legal Description & Subject To attached hereto as Exhibit "A" and made a part hereof.

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

PIN: 14-31-204-034  
Property: 2340 NORTH ELSTON AVENUE, UNIT 2F, CHICAGO, ILLINOIS 60614

DATED this 8th day of JULY, 1999

 (SEAL)  
JOHN WRONKIEWICZ

BOX 333-CTJ



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EXHIBIT "A"

LEGAL DESCRIPTION

UNIT 2F  
2340 NORTH ELSTON AVENUE  
CHICAGO, ILLINOIS 60614

PARCEL 1:

UNIT NUMBER 2-F IN THE ELSTON COMMONS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 1 IN BLOCK 6 OF FULLERTON'S ADDITION TO CHICAGO, IN THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99654477; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P4, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 99654477.

THE TENANT OF UNIT HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL.

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING; THE ASSOCIATION DOCUMENTS, INCLUDING ALL AMENDMENTS AND EXHIBITS THERETO; APPLICABLE ZONING AND BUILDING LAWS AND ORDINANCES; COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; PRIVATE, PUBLIC AND UTILITY EASEMENTS; RIGHTS, IF ANY, OF PERSONS PROVIDING PRIVATE TELEVISION SERVICES; ACTS DONE OR SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER; AND ANY OTHER MATTERS WHICH SHALL BE INSURED OVER BY THE TITLE INSURER.

PIN: 14-31-204-034

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