

WARRANTY DEED
Statutory (ILLINOIS)
(Individual to Individual)

UNOFFICIAL COPY

99959354

82870205 32 001 Page 1 of 3
1999-10-12 16:55:27
Cook County Recorder 25.50



The Grantor, RYAN IRWIN, married to MELISSA L. IRWIN, of the City of Chicago, County of Cook, State of Illinois, for the consideration of Ten (\$10.00) dollars, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to RYAN IRWIN and MELISSA L. IRWIN, husband and wife, not as joint tenants or as tenants in common, but as tenancy by the entirety, the following described Real Estate situated in the City of Chicago, County of Cook in the State of Illinois, to wit:

See attached legal description,

Permanent Real Estate Index Number: 14-31-208-061-0000

Address of Real Estate: 2140 North Winchester Avenue, Unit 10
Chicago, Illinois 60614

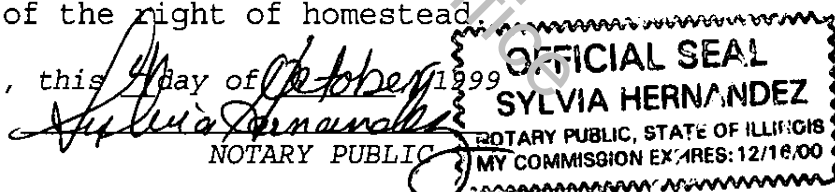
Dated this 27th day of September, 1999.

[Signature] (SEAL)
RYAN IRWIN

Melissa L. Irwin (SEAL)
MELISSA L. IRWIN

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 RYAN IRWIN, and MELISSA L. IRWIN, his wife, personally known to me to be the same persons whose names are 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 4th day of October, 1999
Commission Expires 12/16 2000



This instrument was prepared by: Gael Morris, of Lawrence & Morris, 2835 North Sheffield, Suite 232, Chicago, Illinois 60657

MAIL TO:
Gael Morris
Lawrence & Morris
2835 North Sheffield Avenue #232
Chicago, Illinois 60657

SEND SUBSEQUENT TAX BILLS TO:
Ryan Irwin and Melissa L. Irwin
2140 North Winchester, Unit 10
Chicago, Illinois 60614

UNOFFICIAL COPY

99959354

LEGAL DESCRIPTION

PARCEL 1:

THE EAST 19.70 FEET OF THE WEST 79.25 FEET OF THE SOUTH 41.00 FEET OF LOTS 56, 57, 58 AND 59, TAKEN AS A TRACT, (EXCEPT THAT PART OF LOT 59 OR USED FOR KENNEDY EXPRESSWAY) ALL IN BLOCK 41 IN THE SUBDIVISION OF BLOCKS 17, 18, 20, 21, (EXCEPTING LOTS 1, 6 AND 12 IN SAID BLOCK 21) BLOCKS 23, 28, 29, 30, 31, 32 (EXCEPTING LOTS 1, 2, 3, 6 AND 7) BLOCKS 33, 38, 39, 40 AND 41 OF SHEFFIELD'S ADDITION TO CHICAGO IN SECTIONS 29, 31, 32, AND 33, ALL IN TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1, AFORESAID, AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTION AND EASEMENTS FOR NORTH WINCHESTER COURT TOWNHOMES RECORDED AS DOCUMENT 96962569.

P.I.N.: 14-31-208-061-0000

Common Address: 2140 N. WINCHESTER, UNIT 10, CHICAGO, ILLINOIS

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. E and Cook County Ord. 96-0-27 par. E

Date 10/12/99 Sign. [Signature]
FOR: CITY GAEL MORRIS


UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE


99959354

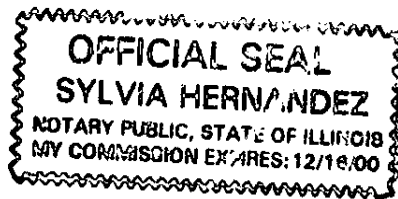
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: 9-27, 1999

Signature: 
RYAN IRWIN, Grantor or agent

SUBSCRIBED AND SWORN TO before me
this 4 day of October, 1999.


Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

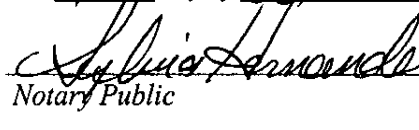
Dated: 9-27, 1999

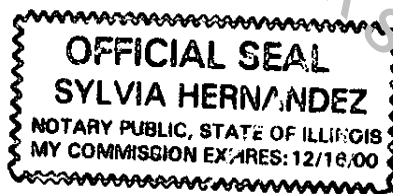
Signature: 
RYAN IRWIN, Grantee

Dated: 10-4, 1999

Signature: Melissa L. Irwin
MELISSA L. IRWIN, Grantee

SUBSCRIBED AND SWORN TO before me
this 4 day of October, 1999.


Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of §4 of the Illinois Real Estate Transfer Tax Act.)