

WARRANTY DEED 982671
THE GRANTORS,
ANDREY V. LOZOVNOV
and MARIANNA AVRUTINA,
Husband and Wife, as
Tenants by the Entirety,
of the City of Chicago,
County of Cook, State of
Illinois, for and in
consideration of TEN
AND 00/100 (\$10.00)
DOLLARS, and other good
and valuable
consideration paid,
CONVEYS and WARRANTS to
EUN YOUNG KIM
2535 West Foster, #210,
Chicago, IL 60659

9467/0063 10 001 Page 1 of 2
1999-02-03 10:16:41
Cook County Recorder 23.50



(The Above Space for Recorder's Use Only)

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

PARCEL 1:

UNIT NUMBER 210, IN THE 6040 TROY CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF LOT 14 (EXCEPT THAT PART THEREOF TAKEN FOR LINCOLN AVENUE) WHICH LIES EAST OF THE EAST LINE (PRODUCED SOUTH) OF LOTS 1 TO 13, INCLUSIVE, AND EXCEPTING THEREFROM THAT PART THEREOF DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE (PRODUCED SOUTH) OF LOTS 1 TO 13 AFORESAID, 105.51 FEET, MORE OR LESS, SOUTH OF THE SOUTH EAST CORNER OF SAID LOT 13 (SAID POINT OF BEGINNING BEING THE NORTH FACE OF A CONCRETE DECK; THENCE EAST ON SAID NORTHERLY FACE OF A CONCRETE DECK, 4.48 FEET, MORE OR LESS, TO THE NORTH EAST CORNER OF SAID CONCRETE DECK; THENCE SOUTH ON THE EAST FACE OF SAID CONCRETE DECK TO THE SOUTH EAST CORNER OF SAID CONCRETE DECK; THENCE WEST ON THE SOUTH FACE OF SAID CONCRETE DECK 3.83 FEET; MORE OR LESS, TO ITS INTERSECTION WITH THE EAST LINE (PRODUCED SOUTH) OF LOTS 1 TO 13, INCLUSIVE, ALL IN KRENN AND DATO'S LINCOLN KEDZIE ADDITION TO NORTH EDGEWATER, BEING A SUBDIVISION IN THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 24975261, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID AS SET FORTH IN THE DECLARATION OF EASEMENT DATED SEPTEMBER 25, 1963 AND RECORDED OCTOBER 1, 1963 AS DOCUMENT NO. 18328286 OVER AND UPON:

A STRIP OF LAND 20.0 FEET WIDE ACROSS LOT 14 (EXCEPT THAT PART THEREOF TAKEN FOR LINCOLN AVENUE) WHICH LIES WEST OF AND ADJOINING THE EAST LINE (PRODUCED SOUTH) OF LOTS 1 TO 13, INCLUSIVE, ALL IN KRENN AND DATO'S LINCOLN-KEDZIE ADDITION TO NORTH EDGEWATER, BEING A SUBDIVISION IN THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead

UNOFFICIAL COPY

Exemption Laws of the State of Illinois.

SUBJECT TO: General Real Estate Taxes for 1998 and subsequent years; covenants, conditions, and restrictions of record; building lines and easements, if any.

Permanent Real Estate Index Number: 13-01-122-036-1020

Address of Real Estate: 6040 North Troy, Unit 210, Chicago, IL 60659

DATED this 24th day of December, 1998.

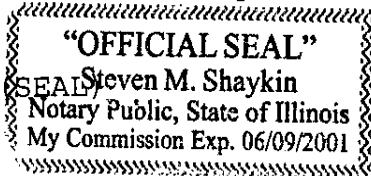
Andrey V. Lozovnov (SEAL)
Andrey V. Lozovnov

Marianna Avrutina (SEAL)
Marianna Avrutina

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 ANDREY V. LOZOVNOV and MARIANNA AVRUTINA, Husband and Wife, as Tenants by the Entirety, 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 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 24th day of December, 1998.

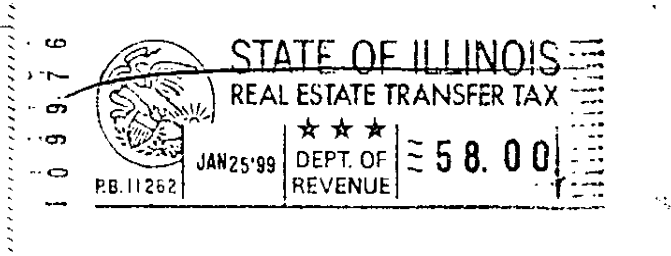
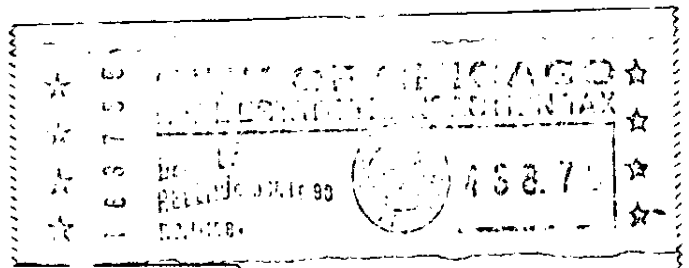
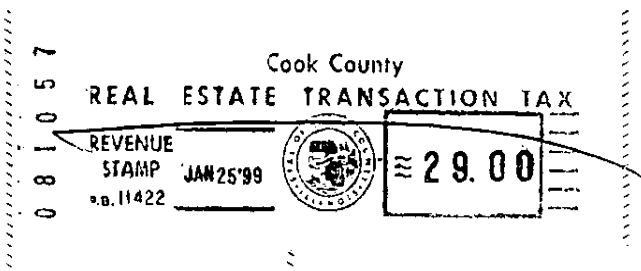


Steven M. Shaykin
Notary Public

THIS INSTRUMENT PREPARED BY: Steven M. Shaykin, Attorney at Law, 951A North Plum Grove Road, Schaumburg, IL 60173

SEND SUBSEQUENT TAX BILLS TO: Eun Young Kim, 6040 North Troy, Unit 210, Chicago, IL 60659

MAIL TO: Steven Venit, 2043 West Irving Park, Chicago, IL 60618



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