

WARRANTY DEED

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9571.0368 13 001 Page 1 of 2  
1999-02-05 14:28:54  
Cook County Recorder 23.00

Tenancy by the Entirety  
Statutory (ILLINOIS)  
(Individual to Individual)



THE GRANTORS, EMMETT R. KRONAUER, III and JENNIFER P. KRONAUER, husband and wife, of the City of Lake Forest, County of Lake, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00), in hand paid CONVEY and WARRANT to:

NEIL COHEN and ALISON COHEN, husband and wife, Grantees, of Chicago, Illinois, not as Tenants in Common, not as Joint Tenants, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT NUMBER 45, IN EUGENIE TERRACE TOWNHOUSES CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A TRACT OF LAND IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, COMPRISED OF CERTAIN LOTS IN NORTH ADDITION TO CHICAGO, IN COUNTY CLERK'S DIVISION OF THAT PORTION OF UNSUBDIVIDED LANDS LYING BETWEEN THE EAST LINE OF NORTH ADDITION AND THE WEST LINE OF NORTH CLARK STREET, IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 33, AFORESAID; IN JOHN C. ENDER'S SUBDIVISION OF THE EAST 60.00 FEET OF SUB-LOTS 4 AND 5 OF LOTS 7 AND 9 AND OF LOT 6 NORTH OF EUGENIE STREET IN NORTH ADDITION TO CHICAGO; AND IN ADOLPH OLSEN'S SUBDIVISION OF PART OF LOTS 6 AND 7 IN SAID NORTH ADDITION TO CHICAGO, WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED ON DECEMBER 20, 1987, AS DOCUMENT NUMBER 87680770, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS;

SUBJECT ONLY TO: (A) COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD; (B) TERMS, PROVISIONS, COVENANTS, AND CONDITIONS OF THE DECLARATION OF CONDOMINIUM AND ALL AMENDMENTS, IF ANY, THERETO; (C) PRIVATE, PUBLIC, AND UTILITY EASEMENTS, INCLUDING ANY EASEMENTS ESTABLISHED BY OR IMPLIED FROM THE DECLARATION OF CONDOMINIUM OR AMENDMENTS THERETO, IF ANY, AND ROADS AND HIGHWAY, IF ANY; (D) PARTY WALL RIGHTS AND AGREEMENTS, IF ANY; (E) LIMITATIONS AND CONDITIONS IMPOSED BY THE CONDOMINIUM PROPERTY ACT; (F) SPECIAL TAXES OR ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; (G) ANY UNCONFIRMED SPECIAL TAX OR ASSESSMENT; (H) INSTALLMENTS NOT DUE AT THE DATE HEREOF FOR ANY SPECIAL TAX OR ASSESSMENT FOR IMPROVEMENTS THERETOFORE COMPLETED; (I) MORTGAGE OR TRUST DEED SPECIFIED BELOW, IF ANY; (J) GENERAL TAXES FOR THE YEAR 1998 AND SUBSEQUENT YEARS; AND (K) INSTALLMENTS DUE AFTER THE DATE OF CLOSING OR ASSESSMENTS ESTABLISHED PURSUANT TO THE DECLARATION OF CONDOMINIUM.

BOX 333-CTI

Handwritten notes on the left margin: 'e-1', '1991', 'AB', '98128913-7788240', '60M + 2 (POL) Abstract'.

Handwritten mark on the right margin: a stylized '2'.

# UNOFFICIAL COPY

Permanent Tax Index # 14-33-414-062-1045

Commonly known as: Unit 45, 150 West Eugenie Street

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 as tenants in common, not as joint tenants, but as tenants by the entirety forever.

DATED this 12<sup>th</sup> day of December, 1998.

X Emmett R. Kronauer

Jennifer P. Kronauer

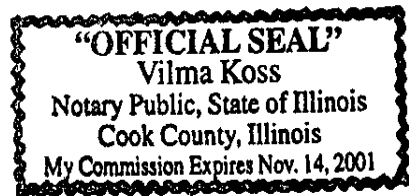
State of Illinois, County of Cook SS:

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Emmett R. Kronauer and Jennifer P. Kronauer, husband and 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.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 16<sup>th</sup> DAY OF DECEMBER, 1998.

Vilma Koss  
NOTARY PUBLIC

SEAL:



This instrument was prepared by Robert E. Gilmartin, 10 S. LaSalle Street, Chicago, Illinois 60603

Mail recorded document to Cheryl Fyock, Esq., Pearlstein Bright & Schwartz, Ltd., 33 North LaSalle Street, Chicago, Illinois 60602

