

WARRANTY DEED

Joint Tenancy—Statutory (ILLINOIS) (Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

CHARANJEET THAKKAR AND KIRAN THAKKAR, HIS WIFE, GUARAV THAKKAR, A BACHELOR AND MEENAKSHI THAKKAR, A SPINSTER

COOK COUNTY RECORDER EUGENE "GENE" MOORE ROLLING MEADOWS

99 FEB 23 PM 2:49



(The Above Space For Recorder's Use Only)

of the City of Cook DesPlaines County of Cook, State of Illinois

for and in consideration of DOLLARS, in hand paid, CONVEY and WARRANT to

JOSE LONAPPAN AND CLARA KOLENCHERRY XAVIER LONAPPAN AND SALY LONAPPAN

Property not located in the corporate limits of Des Plaines. Deed or instrument not subject to transfer tax.

Gene Moore 1-28-99

(NAMES AND ADDRESS OF GRANTEE) City of Des Plaines

not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side for legal description.) 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 in tenancy in common, but in joint tenancy forever. SUBJECT TO: General taxes for 1998 and subsequent years and

Permanent Index Number (PIN): 09-10-401-069-1015

Address(es) of Real Estate: 8840 Western, Unit 2G, DesPlaines, IL.

DATED this 18 day of February 19 99

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Charanjeet Thakkar

CHARANJEET THAKKAR

(SEAL)

Kiran Thakkar

KIRAN THAKKAR

(SEAL)

Gaurav Thakkar

GUARAV THAKKAR

(SEAL)

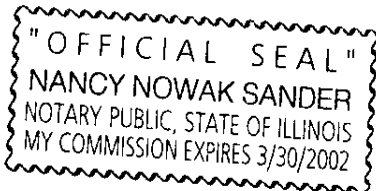
Meenakshi Thakkar

MEENAKSHI THAKKAR

(SEAL)

Cook

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



IMPRESS SEAL HERE

Charanjeet Thakkar, Kiran Thakkar, Gaurav Thakkar and Meenakshi Thakkar are personally known to me to be the same person whose name 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 17 day of February 19 99

Commission expires 19

Nancy Nowak

NOTARY PUBLIC

This instrument was prepared by N. SANDER, 8532 SCHOOL NORTON GROVE, IL (NAME AND ADDRESS)

3/25

Legal Description

of premises commonly known as _____

2-25-99
93

IBT #

1174-8184

STATE OF ILLINOIS

FEB 25 99



08300

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE 963236

2-25-99
93

Cook County
REAL ESTATE TRANSACTION TAX

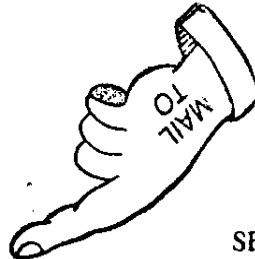
FEB 25 99



04150

REVENUE STAMP 963221

Property of Cook County Clerk's Office



SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: {
NANCY N. SANDER (Name)
8532 SCHOOL (Address)
MORTON GROVE, IL (City, State and Zip) 60053

JOSE LONAPPAN (Name)
8840 WESTERN #26 (Address)
DES PLAINES, IL 60016 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

PROPERTY ADDRESS: 8840 WESTERN
UNIT #2G
DES PLAINES, IL

LEGAL DESCRIPTION:

PARCEL 1:

UNIT NO. 207 G AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL); THAT PART OF THE SOUTHEAST QUARTER OF FRACTIONAL SECTION 10, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 10; THENCE NORTH 1031.80 FEET ALONG THE EAST LINE OF THE SOUTHEAST QUARTER; THENCE WEST 60.26 FEET ALONG A LINE DRAWN PERPENDICULAR TO THE EAST LINE OF SAID SOUTHEAST QUARTER TO A POINT OF BEGINNING OF THE HEREBIN DESCRIBED TRACT OF LAND; THENCE CONTINUING WEST 73.56 FEET ALONG THE WESTERLY EXTENSION OF SAID PERPENDICULAR LINE; THENCE NORTH 183.03 FEET ALONG A LINE DRAWN PARALLEL WITH THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER; THENCE EAST 73.56 FEET ALONG A LINE DRAWN PERPENDICULAR TO THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER THENCE SOUTH 183.03 FEET ALONG A LINE DRAWN PARALLEL WITH THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER; TO THE HEREINABOVE DESIGNATED POINT OF BEGINNING IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR COURTLAND SQUARE CONDOMINIUM BUILDING NO. 13 MADE BY HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 82, 1979 AND KNOWN AS TRUST NO. 39321 AND RECORDED JULY 17, 1979 AS DOCUMENT NO. 25053445, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY;

ALSO

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS RESTRICTIONS AND EASEMENTS FOR THE COURTLAND SQUARE HOMEOWNERS ASSOCIATION RECORD JULY 17, 1979 AS DOCUMENT 25053432.

PERMANENT INDEX NO.: 09-10-401-069-1015