

UNOFFICIAL COPY 00944675

WARRANTY DEED  
Statutory (Illinois)

4723/0063 15 005 Page 1 of 3  
2000-12-04 09:56:58  
Cook County Recorder 25.50



MAIL TO: 00 DEC -1 AM 9:39  
Lloyd Gussis, Esq.  
2524 N. Lincoln  
Chicago, IL 60614

NAME & ADDRESS OF TAXPAYER:  
David Elsner and Suzanne Morrison  
7205 Iowa Street  
River Forest, IL 60305



COOK COUNTY  
RECORDER  
EUGENE "GENE" MOORE  
THIS SPACE FOR RECORDER'S USE ONLY  
ROLLING MEADOWS

FHSI-00166

THE GRANTOR MICHAEL J. DIXON and TOIETTA L. DIXON, husband and wife as joint tenants of the Vllg of River Forest, County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid

CONVEY and WARRANT to David<sup>J.</sup> Elsner and Suzanne<sup>M.</sup> Morrison, husband and wife  
4845 N. Ravenswood, #1S  
Chicago, IL 60640

(GRANTEE'S ADDRESS)  
not as tenants in common, ~~but~~ <sup>not</sup> 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:

Legal description continued on Exhibit "A" attached hereto and made a part hereof:

SUBJECT TO: General real estate taxes for 2000 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions and restrictions of record. 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, but as joint tenants, forever.

Permanent Index Number(s) 15-01-418-010  
Property Address: 7205 Iowa Street, River Forest, Illinois 60305

DATED this 16th day of October, 2000

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
Michael J. Dixon (Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
Toietta L. Dixon (Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES (765 ILCS 5/35c)

3  
MB

# UNOFFICIAL COPY

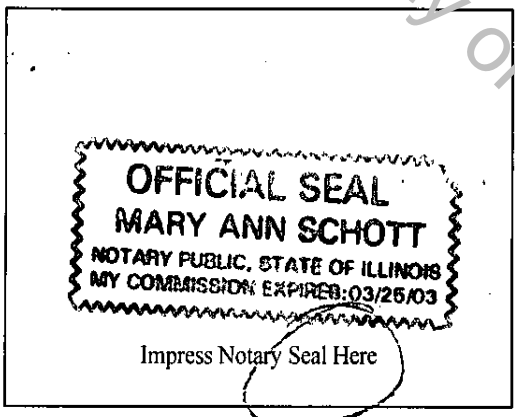
STATE OF ILLINOIS }  
 } ss.  
County of }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY THAT,**  
MICHAEL J. DIXON and TOIETTA L. DIXON, husband and wife as joint tenants, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 16th day of October, 2003.

Mary Ann Schott  
Notary Public

My Commission Expires on March 25 2003



NAME AND ADDRESS OF PREPARER:  
Howard Comfort  
Two Devon Sq., 744 West Lancaster Ave.  
Wayne, PA 19087-2594

ILLINOIS TRANSFER STAMP  
OR  
EXEMPT UNDER PROVISIONS OF PARAGRAPH  
SECTION 4, REAL ESTATE TRANSFER TAX ACT.  
DATE BUYER, SELLER OR REPRESENTATIVE

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILCS 5/3-5021) and the name and address of the person preparing the instrument. (55ILCS 5/3-5022)

STATE TAX  
STATE OF ILLINOIS  
DEC. -4.00  
COOK COUNTY  
# 0000002891  
REAL ESTATE TRANSFER TAX  
0036000  
FP351023

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
DEC. -4.00  
REVENUE STAMP  
# 0000002895  
REAL ESTATE TRANSFER TAX  
0018000  
FP351014

WARRANTY DEED  
FROM  
TO

**Legal Description**

of premises commonly known as **7205 IOWA STREET**  
**RIVER FOREST, IL 60305**

PARCEL 1: THE NORTH 1/2 OF LOT 7 IN BLOCK 16 IN THE SUBDIVISION OF BLOCKS 1, 8 TO 11 AND 14 TO 16 IN BOGUE'S ADDITION TO OAK PARK, A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF THE VACATED ALLEY LYING WEST AND ADJOINING PARCEL 1, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office