

WARRANTY DEED

UNOFFICIAL COPY

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2112/0010 27 001 Page 1 of 2  
2000-03-22 08:43:36  
Cook County Recorder 23.50



1195734/12

THE GRANTOR, *Mark R. Howard*,  
*unmarried*, of 1540 North Greenview Avenue,  
Unit I, Chicago, Illinois, for and in consideration  
of TEN DOLLARS (\$10.00), in hand paid,  
CONVEYS and WARRANTS to *Karen I. Hunt* of  
1309 West Barry Avenue, Chicago, Illinois, the  
following described Real Estate situated in the  
County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO  
AND MADE A PART HEREOF

*SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 1998 and subsequent years*

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Address of Real Estate: 1540 North Greenview Avenue, Unit I, Chicago, Illinois, 60622

Permanent Real Estate Index Number: 17-05-101 061-0000

DATED this 28th day of January, 1999

*[Signature]*  
MARK R. HOWARD

State of IL )  
County of Cook )

ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that *Mark R. Howard*, personally known to me to be the same person whose name is 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, including release and waiver of the right of homestead.

Given under my hand and official seal, this 28th day of January, 1999.

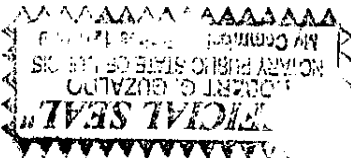
*[Signature]*  
NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY: Law Offices of Robert G. Guzaldo, Limited, Three First National Plaza, Suite 2100, Chicago, Illinois, 60602; 312/629-0800.

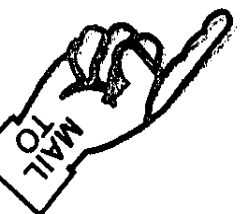
AFTER RECORDING, MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Nicholas C. Syregelas, Esq.  
180 North LaSalle Street  
Suite 1800  
Chicago, Illinois 60601



Karen I. Hunt  
1540 North Greenview Avenue  
Unit I  
Chicago, Illinois 60622



ATGF, INC

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## LEGAL DESCRIPTION

PARCEL 1: THE NORTH 16.17 FEET OF THE SOUTH 35.35 FEET (EXCEPT THE WEST 63.0 FEET) OF LOTS 21, 22, 23, 24 AND 25 TAKEN AS A SINGLE TRACT IN JOHN F. STARR'S SUBDIVISION OF THE NORTHEAST 1/4 OF BLOCK 5 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID LOT 24 LYING EASTERLY OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 24, SAID POINT BEING 6.65 FEET WEST OF THE NORTHEAST CORNER THEREOF TO A POINT ON THE EAST LINE OF SAID LOT 24; SAID POINT BEING 10.00 FEET NORTH OF THE SOUTHEAST CORNER THEREOF; ALSO EXCEPTING THAT PART OF SAID LOT 25 LYING EASTERLY OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 25, SAID POINT BEING 18.0 FEET WEST OF THE NORTHEAST CORNER THEREOF AND RUNNING SOUTHEASTERLY TO A POINT ON THE SOUTH LINE OF SAID LOT 25, SAID POINT BEING 6.65 FEET WEST OF THE SOUTHWEST CORNER THEREOF, ALL IN COOK COUNTY, ILLINOIS.


PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID OVER, ACROSS AND UPON THE PRIVATE DRIVEWAY AREA AS SET FORTH IN AND DELINEATED ON SURVEY ATTACHED TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, PARTY WALL RIGHTS AND MAINTENANCE FOR RENAISSANCE MEWS ROW HOUSES RECORDED AS DOCUMENT NUMBER 96318379.

Address of Real Estate: 1540 North Greenview Avenue, Unit I, Chicago, Illinois 60622

Permanent Real Estate Index Number: 17-05-101-061-0000

STATE TAX

STATE OF ILLINOIS



HAR. 20.00


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000007123

REAL ESTATE TRANSFER TAX
00175.00
FP326652

CITY TAX

CITY OF CHICAGO



HAR. 20.00


REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000005161

REAL ESTATE TRANSFER TAX
00900.00
FP326650

COUNTY TAX

COOK COUNTY  
REAL ESTATE TRANSACTION TAX



HAR. 20.00


REVENUE STAMP

# 0000007134

REAL ESTATE TRANSFER TAX
00087.50
FP326665

CITY TAX

CITY OF CHICAGO



HAR. 20.00

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000005162

REAL ESTATE TRANSFER TAX
00412.50
FP326650

Warranty Deed

INDIVIDUAL TO INDIVIDUAL

1540 North Greenview Avenue  
Unit I  
Chicago, Illinois 60622

Mark R. Howard

to

Karen I. Hunt

00200257