

TX 6234063 CPA
CS 22041500 SOL
WARRANTY DEED 10F3



THE GRANTOR, Katherine Simonetti, widowed not since remarried in consideration of Ten and 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Benjamin Capraro and Tracy Buedel 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:

Attached legal description is part of this document

Subject To: Covenants, conditions, restrictions and easements of record; Taxes for 2001 and 2002 Real Estate Taxes and subsequent years and rights 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 in tenancy in common, but in joint tenancy forever.

Permanent Real Estate Index No.: 18-28-200-033-1017 & 1041
Common Address: 5580 Wolf Rd., Western Springs, Illinois 60558

DATED this 4 day of May, 2002

Katherine H. Simonetti
Katherine H. Simonetti

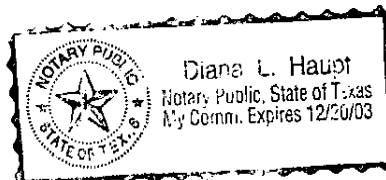
State of TEXAS, County of Dallas ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Katherine H. Simonetti, personally known to me to be the same 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, including the release and waiver of the right of homestead. Given under my hand and official seal, this 4 day of May, 2002. My commission expires: 12/30/03.

Diane L. Haupt
Notary Public

This instrument was prepared by:
Charles R. Casper
521 South LaGrange Road
Suite 201
LaGrange, Illinois 60525

After recording mail to:
Donald Crowe
111 West Washington St. 36 S. Wabash
Suite 1541 Suite 1300
Chicago, Illinois 60602



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STREET ADDRESS: 5580 WOLF ROAD

CITY: WESTERN SPRINGS

COUNTY: COOK


TAX NUMBER: 18-28-200-033-1017

LEGAL DESCRIPTION:

UNIT 301 AND GARAGE UNIT 301-'G' IN SPRINGWOOD MANOR CONDOMINIUM AS DELINEATED ON SURVEY OF THE EAST 178.5 FEET OF THE SOUTH 15 FEET OF LOT 3 AND THE EAST 178.5 FEET OF LOTS 4, 5, AND 6 IN MAXTED'S SUBDIVISION OF THE EAST 473 FEET OF THE NORTH 775.5 FEET (EXCEPT THE EAST 145.2 FEET OF THE WEST 178.2 FEET OF THE NORTH 350 FEET THEREOF) OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1948 AS DOCUMENT NUMBER 14442019 IN COOK COUNTY, ILLINOIS, (HEREINAFTER REFERRED TO AS "PARCEL"), WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY PULLMAN BANK AND TRUST COMPANY, AN ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 9, 1968 AND KNOWN AS TRUST NUMBER 71-80632 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22734943 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEP FROM SAID PARCEL ALL THE PROPERTY AND SPACE AND COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

STATE OF ILLINOIS

STATE TAX



MAY.24.02


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000029350

| |
|-----------------------------|
| REAL ESTATE TRANSFER TAX |
| 0018450 |
| FP 102808 |

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX



MAY.24.02

REVENUE STAMP

0000029442

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|-----------------------------|
| REAL ESTATE TRANSFER TAX |
| 0009225 |
| FP 102802 |

20597205

20597206