

497946

UNOFFICIAL COPY

0030002715

4238/0010 05 001 Page 1 of 2  
2003-01-02 09:44:00  
Cook County Recorder 26.50

**WARRANTY DEED  
STATE OF ILLINOIS  
COUNTY OF COOK**



**THE GRANTOR**

Jack Fabris and  
Barbara Fabris, his wife  
6961 W. Higgins, 3E  
Chicago, IL 60656

(The Above Space For Recorder's Use Only)

of the County of Cook, State of Illinois for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to:

Mary Anne Fronczak, <sup>F.</sup> James Fronczak and Michael <sup>A.</sup> Fronczak, not as Joint Tenants, not as Tenants by the Entirety but as Tenants in Common.

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Unit #3E in Higgins Manor Condominium as delineated on a survey of the following described Real Estate: Lot 10, 11, and 12 in block 2 in McCollam and Kruggels addition to Norwood Park in the West 1/2 of Section 7, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois which survey is attached as exhibit "A" to the declaration of Condominium recorded as document 26828211 together with its undivided percentage interest in the common elements.

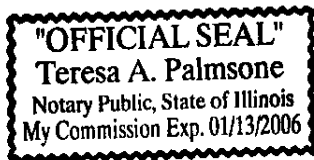
Permanent Index Number (PIN): 13-07-113-045-1008  
Address of Real Estate: 6961 W. Higgins, 3E  
Chicago, IL 60656

DATED this 26<sup>th</sup> day of November 2002.

Jack A. Fabris  
Jack Fabris

Barbara J. Fabris  
Barbara Fabris

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 JACK FABRIS and BARBARA FABRIS, personally known to me to be the same person(s) whose name is 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 26<sup>th</sup> day of November 2002.

Commission expires 1/13/06  
Teresa A. Palmson  
NOTARY PUBLIC

ANTHONY J. MADONIA & ASSOC. LTD.  
150 N. WACKER DR. SUITE 2600  
CHICAGO, IL 60606-1605

This instrument was prepared by: Anthony J. Madonia & Associates, Ltd. 150 N. Wacker, Suite 2600, Chicago, IL 60606.

ELICOR TITLE INSURANCE

2  
B

# UNOFFICIAL COPY

30002715

**MAIL TO:**


Mary Anne, James & Mike Fronczak  
6833 W. Imlay  
Chicago, Illinois 60631

**SUBSEQUENT TAX BILL TO:**

Mary Anne, James & Mike Fronczak  
6833 W. Imlay  
Chicago, IL 60631

COUNTY TAX

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX



DEC.30.02


REVENUE STAMP

# 00000006143

REAL ESTATE TRANSFER TAX
00058,25
FP326707

STATE TAX

**STATE OF ILLINOIS**



DEC.30.02


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 00000006206

REAL ESTATE TRANSFER TAX
00116,50
FP 102809

CITY TAX

**CITY OF CHICAGO**



DEC.30.02

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 00000006682

REAL ESTATE TRANSFER TAX
00370,00
FP 102803