

UNOFFICIAL COPY

ILLINOIS STATUTORY WARRANTY DEED  
INDIVIDUAL TO INDIVIDUAL



Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 05/13/2003 08:56 AM Pg: 1 of 2

RETURN TO:

Jeffrey A. Jones; Jones & Jones  
1389 East Gartner Road  
Naperville, Illinois 60540-8220

SEND SUBSEQUENT TAX BILLS TO:

Faith Redding  
2316 Washington, Unit A1E  
Bellwood, Illinois 60104

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**THE GRANTOR**, WASHINGTON PLACE, LLC of the CITY of NORTH RIVERSIDE, County of COOK, State of Illinois, for and in consideration of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

1st AMERICAN TITLE order # 377178 1/2

**CONVEYS and WARRANTS** to FAITH REDDING, an unmarried person of the City of Forest Park, County of Cook, State of Illinois, the following described Real Estate, to wit:

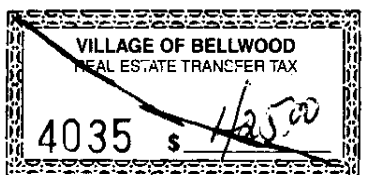
Unit 2316-A1E and the exclusive use of Parking Space A1E 1, a limited common element in Washington Place Condominiums as delineated on a plat of survey of part of Section 10, Township 39 North, Range 12 East of the Third Principal Meridian, Cook County, Illinois, which survey is attached to the Declaration of Condominium recorded October 30, 2001 as document 0011014694, and an amendments thereto, together with an undivided percentage interest in the common elements.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED HEREIN. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

situated in the Village of Bellwood, County of Cook, State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: general real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate, provisions, conditions, covenants, restrictions, options, assessments, and easements as created by the Declaration of Condominium recorded October 30, 2001 as document 0011014694 and any amendments thereto; provisions, conditions and limitations as created by the Condominium Property Act.

**Permanent Tax Identification No.(s):** 15-10-317-030-1006 Vol 161  
**Property address:** 2316 WASHINGTON, UNIT A1E, BELLWOOD, ILLINOIS 60104

Dated this 30<sup>th</sup> day of April, 2003.



WASHINGTON PLACE, LLC

*[Signature]*

By: JOHN SCHMIDT, Manager SEAL

STATE OF ILLINOIS

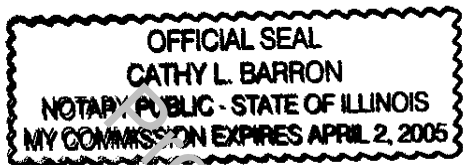
**UNOFFICIAL COPY**

County of Cook

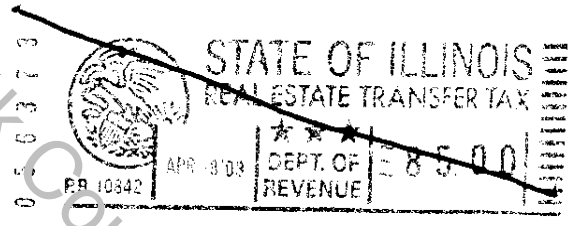
} SS  
}

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that JOHN SCHMIDT, MANAGER OF WASHINGTON PLACE, LLC, 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 signed, sealed and delivered the instrument as his 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 notarial, this 30th day of April, 2003.



Cathy L. Barron  
Notary Public



AFFIX TRANSFER STAMPS ABOVE

OR

EXEMPT UNDER PROVISIONS OF 35 ILCS 200/31-45(e) OF THE REAL ESTATE TRANSFER TAX ACT

DATE: \_\_\_\_\_

\_\_\_\_\_  
Signature of Buyer, Seller or Representative

This instrument prepared by:  
Deanna M. Quinn, Esq.  
Clingen Callow & McLean, LLC  
2100 Manchester Road, Suite 1750  
Wheaton, Illinois 60187