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Chicago Title Insurance Company



0314333018

Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 05/23/2003 07:36 AM Pg: 1 of 4

**WARRANTY DEED  
ILLINOIS STATUTORY  
TENANTS BY THE ENTIRETY**

THE GRANTOR(S) MIGUEL A. RODRIGUEZ and CECILIA RODRIGUEZ, Husband and Wife of the City of Berwyn, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration to them in hand paid, CONVEY(S) and WARRANT(S) to JOHN BOWES and WEI HUANG (GRANTEE'S ADDRESS) 4251 N. Mozart St., #2, Chicago, Illinois 60618

of the County of Cook, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

**SUBJECT TO:** General real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use of occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; party wall rights and agreements, if any.

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 as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

Permanent Real Estate Index Number(s): 16-30-323-002-0000

Address(es) of Real Estate: 6954 30th St., Berwyn, Illinois 60402

Dated this 15 May day of 1, 2003.

\_\_\_\_\_  
\_\_\_\_\_

Miguel A. Rodriguez  
MIGUEL A. RODRIGUEZ  
Cecilia A. Rodriguez  
CECILIA RODRIGUEZ

1045

C.T.I./W  
915047246  
23054709

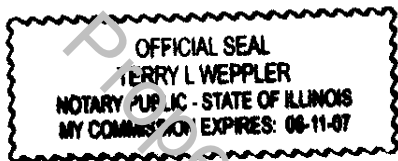
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# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF LAKE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MIGUEL A. RODRIGUEZ and CECILIA RODRIGUEZ, Husband and Wife

personally known to me to be the same person(s) whose name(s) 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.



Terry Weppeler (Notary Public)

**Prepared By:** Law Office of Terry L. Weppeler  
121 W. Church St.  
Libertyville, Illinois 60048-

**Mail To:**  
Kenneth Bellah  
222 So. Riverside Plaza #1410  
Chicago, Illinois 60606

**Name & Address of Taxpayer:**  
JOHN BOWES  
6954 30th St.  
Berwyn, Illinois 60402

STATE OF ILLINOIS  
COUNTY OF LAKE  
REAL ESTATE TRANSFER TAX  
MAY 11 2003  
900.00  
BN

CITY OF BERWYN, ILL.  
REAL ESTATE TRANSFER TAX  
MAY 11 2003  
92.00  
BN

CITY OF BERWYN, ILL.  
REAL ESTATE TRANSFER TAX  
MAY 11 2003  
70.00  
BN

CO. NO. 618  
320737  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
MAY-5'03 DEPT. OF REVENUE  
255.00  
PB. 19686

Cook County  
REAL ESTATE TRANSACTION TAX  
REVENUE  
STAMP MAY-5'03  
127.50  
P.S. 11427

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EXHIBIT A

## Legal Description

LOT 18 (EXCEPT THE EAST 12 FEET THEREOF) AND THE EAST 20 FEET OF LOT 19 IN BLOCK 6, IN LAWNSDALE MANOR, A SUBDIVISION IN THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## PLAT ACT AFFIDAVIT

STATE OF ILLINOIS  
COUNTY OF COOK } SS.

Miguel Rodriguez, being duly sworn on oath, states that  
         resides at 6954 W 30th St., Berwyn, IL 60402. That the  
attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that          makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED and SWORN to before me

this 30 day of April, 2003.

Melinda B. Howes

Notary Public

Miguel Rodriguez  
Miguel Rodriguez

