UNOFFICIAL COPY

This instrument was prepared by:

Christyl Marsh Cohen, Salk & Huvard, P.C. 630 Dundee Road, Suite 120 Northbrook, Illinois 60062

After recording return to:

Dennis J. Da Prato Da Prato & Associates 7507 W. Pelmont Chicago, Illinois 60634

Mail subsequenctax bills to:

Joe Franceschini and Fita Scardino 2340 Oak Tree Lane Park Ridge, Illinois 60065

23068601EDn



Eugene "Gene" Moore Fee: \$26.00 Cook County Recorder of Deeds Date: 06/13/2003 11:20 AM Pg: 1 of 2

For Recorder's Office Use Only

WARRANTY DEED

Schmidt and Associates Construction, Inc., an Illinois corporation ("Grantor"), having an address at 1225 Wilmette Avenue, Wilmette, illinois 60091, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, does REMISE, RELEASE, ALIEN AND CONVEY unto Joseph A. Franceschini and Rita Scardino, residing at 1024 Beechwood, Mt. Prospect, Illinois 60056 (collectively, the "Grantee"), as joint tenants, the real estate situated in the County of Cook, in the State of Illinois, described as follows (the "Real Estate"):

LOT 28 IN SMITH AND HILLS' PARK RIDGE MANOR UNIT NUMBER 2, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 (EXCEPT THE WEST 2/7 FEET MEASURED ON THE NORTH AND SOUTH LINES THEREOF) OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.:

09-22-115-017-0000

ADDRESS:

2340 Oak Tree Lane, Park Ridge, Illinois 60068

CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP
NO. 21582

TO HAVE AND TO HOLD the said Real Estate forever, SUBJECT TO: covenants, conditions and restrictions of record; building lines easements, so long as they do not interfere with the current use and enjoyment of the Real Estate; general real estate taxes not yet due and payable; the grantee's mortgage or trust deed, if any.



Y

05/20/2003 12:48 FAX 8474807882

0316442239 Page: 2 of 2 COHEN, SALK&HUVARD, P.C.

JNOFFICIAL

IN WITNESS WHEREOF, Grantor has executed this Warranty Deed as of May 22, 2003.

> SCHMIDT AND ASSOCIATES CONSTRUCTION. INC., an Illinois corporation Bernard Schmidt, President

O CONTRACTOR SE STATE OF ILLINOIS)

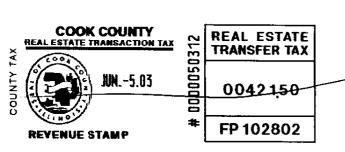
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Bernard Schmidt, the President of SCHMIDT AND ASSOCIATES CONSTRUCTION, INC., an Illinois corporation, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed, sealed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth,

Given under my hand and notarial seal this 22^{hu} day or May, 2003.

My Commission Expires:

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX 0000000 JUN.-5.03 0084300 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE FP 102808



"OFFICIAL SEAL" JENNIFER FONTANA Notary Public, State of Illinois My Commission Expires 10-15-2005 (