

WARRANTY DEED



576757

Illinois

Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 07/15/2003 02:01 PM Pg: 1 of 3

This Instrument Prepared By:

CHARLES E. LAB, Attorney-at-Law
P.O. Box 911
Minooka, Illinois 60447-0911

Mail Recorded Instrument To:

GEORGE J. VOURNAZOS, Attorney-at-Law
Suite 1800, 180 North LaSalle Street
Chicago, Illinois 60601

Mail Tax Bills To:

Charles J. Rocush and Regina Passero, 4316 South Home Ave., Stickney, Illinois 60402

TICOR TITLE INSURANCE

NOTE: If checked, the spouse of Grantor has never resided at or upon the property being conveyed by this instrument and no right of homestead exists therein.

The GRANTOR(S), Richard Spikings, divorced and not since remarried, of the County of Cook, State of Illinois, for and in consideration of ten and no/100th dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to GRANTEE(S), Charles J. Rocush and Regina Passero, whose address is/are 5631 South Sixth Avenue, Countryside, Illinois 60525, the following-described real estate, situated in Cook County, Illinois, to wit:

Legal Description: (See Exhibit "A", attached or on reverse side.)

Commonly known as: 4316 South Home Avenue, Stickney, Illinois 60402

P.I.N.(s) 19-06-302-024

- In the following form of ownership:
- statutory form (individual Grantee only)
 - as Tenants in Common
 - not as Tenants in Common, but as Joint Tenants with rights of survivorship
 - not as Tenants in Common or Joint Tenants, but as Tenants by the Entirety

subject to: general real estate taxes and special assessments not yet due and payable; building, building line and use or occupancy restrictions; conditions, covenants, easements and restrictions of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe and other conduit; roads and highways; party walls, party wall rights and agreements, terms, provisions, covenants and conditions of the declaration of condominium, if any, and all amendments thereto; any easements established by or implied from the said declaration of condominium or amendments thereto, if any, limitations and conditions imposed by the Illinois Condominium Property Act; and

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws Illinois.

If checked, the undersigned, spouse of Grantor, joins in this conveyance for the sole purpose of releasing any homestead interest that (s)he may have in the property being conveyed.

Dated: May 9, 2003

EXEMPT under the provisions of the Real Estate Transfer Act. 35 ILCS 200/31-45()

Richard Spikings

Richard Spikings

Name


Date

3


UNOFFICIAL COPY

Property of Cook County Clerk's Office

VILLAGE OF STICKNEY
REAL ESTATE TRANSFER TAX
DATE May 7, 2003
AMOUNT PAID \$ 865.00

STATE TAX

MAY.22.03
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
00173.00
0000007658
FP 102809

COUNTY TAX

MAY.22.03
COOK COUNTY
REAL ESTATE TRANSACTION TAX
REVENUE STAMP

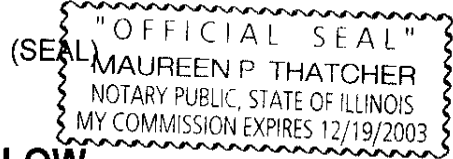
REAL ESTATE TRANSFER TAX
00086.50
0000007638
FP 326707

UNOFFICIAL COPY

STATE OF ILLINOIS }
 } ss
COUNTY OF WILL }

I, the undersigned, a notary public in and for the aforesaid County and State, do hereby certify that Richard Spikings, personally known to me to be the same person(s) whose name(s) is/are subscribed to the above and foregoing instrument, appeared before me this 14TH day of MAY 2003, 20 , in person and acknowledged that (s)he/they signed and delivered said instrument freely and voluntarily (in his/her/their individual, corporate, representative, or fiduciary capacity as indicated in the foregoing instrument), for the uses and purposes therein set forth, including the release and waiver of the right of homestead if any.

Maureen P Thatcher
Notary Public



AFFIX TRANSFER STAMPS BELOW

MUNICIPAL

STATE/COUNTY

EXHIBIT A
(Legal Description)

THE SOUTH 20 FEET OF LOT 19 AND THE NORTH 20 FEET OF LOT 18 IN BLOCK 2 IN WALTER G. MCINTOSH'S FOREST VIEW GARDENS, BEING A SUBDIVISION OF LOTS 14, 15, 20 TO 23 AND 28 IN CIRCUIT COURT PARTITION OF PARTS OF SECTIONS 31 AND 32, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PARTS OF SECTIONS 1 AND 12, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.