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LEGAL FORMS

No. 808-REC
March 2000

WARRANTY DEED Statutory (Illinois) (Individual to Individual)



0322404268

Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 08/12/2003 03:13 PM Pg: 1 of 2

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Above Space for Recorder's use only

THE GRANTOR CARL G. GRIGSBY, divorced and not since remarried
of the City of Dorton County of Cook State of Illinois for and
in consideration of Ten and 00/100 DOLLARS, and other good
and valuable considerations _____ in hand paid,

CONVEYS _____ and WARRANTS _____ to
BALTIC AVENUE PROPERTIES, INC. an Illinois corporation having its principal place of
business #19 South LaSalle, #302, Chicago, IL 60603
(Name and Address of Grantee)

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

SEE LEGAL DESCRIPTION ON BACK SIDE

FATIC 379819

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
SUBJECT TO: covenants, conditions, and restrictions of record, which do not affect Grantee's use and enjoyment of
the property and which do not provide for forfeiture or reversion in the event of a breach.
Document No.(s) _____;

_____ and to General Taxes for 2002 ^{and} installment and subsequent years.

Permanent Real Estate Index Number(s): 16-23-117-011-0000

Address(es) of Real Estate: 1433 South Avers Avenue, Chicago, IL 60624

Dated this 22 day of July, 2003

Carl G. Grigsby
CARL G. GRIGSBY

(SEAL)

(SEAL)

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

CITY OF CHICAGO



JUL 25 03

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000001497

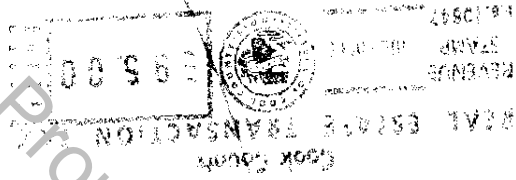
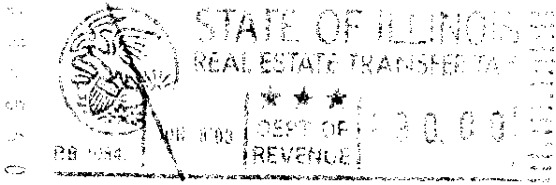
REAL ESTATE
TRANSFER TAX

0142500

FP 102812

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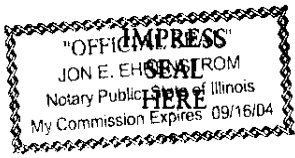


Warranty Deed
Individual to Individual

TO

LOT 34 IN BLOCK 1 IN DOUGLAS PARK BOULEVARD BOHEMIAN LAND ASSOCIATION SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 13, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

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 CARL G. GRIGSBY



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 said 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 official seal, this 22nd day of July 2003
Commission expires 09-16 2003 Jon E. Ehrenstrom
NOTARY PUBLIC

This instrument was prepared by RYAN & EHRENSTROM, 4849 West 167th, Oak Forest, IL 60452
(Name and Address)

MAIL TO: {
Cherie Thompson
(Name)
19 South LaSalle, #302
(Address)
Chicago, IL 60603
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Baltic Avenue Properties, Inc.
(Name)
19 South LaSalle, #302
(Address)
Chicago, IL 60603
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____