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FW001466

WARRANTY DEED

Doc#: 0325302073
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 09/10/2003 08:55 AM Pg: 1 of 2

THIS INDENTURE WITNESSETH,
That the Grantor(s), Spectacular Remodeling
of the Village of Oak Forest, County of Cook
and State of Illinois

for and in consideration of the sum of One
Dollar and other good and valuable
considerations, the receipt of which is
hereby acknowledged, CONVEYS and WARRANTS to

ISAIAH SIMS and XAVIER SIMS,
1462 W. 114th Place, Chicago, IL 60643;
will hold the following described real estate in joint tenancy, to wit:

LOT 105 IN ELMORE'S POT, COWATOMIE HILLS, A SUBDIVISION IN THE SOUTHWEST 1/4
OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: general real estate taxes not due and payable at time of closing; building liens and
building laws and ordinances, use and 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 highway, if any; party wall
rights and agreements, if any.

PROPERTY ADDRESS: 2817 West 172nd Street, Hazel Crest, IL 60429
Permanent Index Number(s): 28-25-311-006

situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of
the Homestead Exemption Laws of the State of Illinois.

Dated this 5 th day of June, 2003.

Spectacular Remodeling by Reid Specht as owner & operator

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JB

Lawyers Title Insurance Corporation

Cook County Clerk's Office

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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 Spectacular Remodeling and personally known to me to be the same entity(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as its 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 5th day of June, 2003.

Maureen J. Ettinger
Notary Public

OFFICIAL SEAL
MAUREEN J. ETTINGER
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 6-6-2004

This document prepared by: Michael D. Ettinger & Associates, P.C., 10059 South Roberts Road, Palos Hills, IL 60465

Future taxes to

Isaiah Sims
2817 N. 172nd
Hazel Crest, IL 60429

Return this Document to

Elis Dixon LaSalle
39 South LaSalle Street, Suite 900
Chicago, IL 60603



STATE TAX	STATE OF ILLINOIS
	JUL.-3.03
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 000053791
	00100.00
	FP326669

COUNTY TAX	COOK COUNTY
	REAL ESTATE TRANSACTION TAX
	JUL.-3.03
REVENUE STAMP	# 0000107048
	00050.00
	FP326670