

# UNOFFICIAL COPY



**WARRANTY DEED  
JOINT TENANTS  
Statutory (ILLINOIS)  
(Individual to Individual)**

Doc#: 0325939002  
Eugene "Gene" Moore Fee: \$26.50  
Cook County Recorder of Deeds  
Date: 09/16/2003 09:28 AM Pg: 1 of 2

0306-03417 1063

THE GRANTORS, Fox Partners, L.P., of Oak Park, Illinois, for and in consideration of ten and no/100 dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Robert Cunningham and James D. Albertone, of 4627 North Kenmore, B, Chicago, Illinois 60640, not as Tenants in Common, but as Joint Tenants, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THAT PART OF LOTS 6, 7, 10, AND THE NORTH 1/2 OF LOT 11 IN BLOCK 3 IN CLYBOURN'S ADDITION TO RAVENSWOOD, A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: THE EAST 20.33 FEET OF THE WEST 93.16 FEET EXCEPT THE NORTH 118.34 FEET, IN COOK COUNTY, ILLINOIS.

Subject To: General real estate taxes not due and payable at the time of closing; the townhome documents, including all amendments and exhibit thereto; the declaration of covenants, conditions and restrictions as required by the City of Chicago; applicable zoning and building laws and ordinances; acts done or suffered by purchaser or anyone claiming by, through, or under purchaser; easements, agreements, conditions, covenants, and restrictions of record, if any; leases and licenses affecting the common elements or purchaser; liens and other matters of title over which the title insurer as hereinafter defined is willing to insure without cost to purchaser.

Permanent Index Number: 14-07-400-002-0000 V. 476; 14-07-400-003-0000 V. 476 (affects underlying land).

Property Address: 5115-D North Damen Avenue, Chicago, Illinois 60625.

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, not as Tenants in Common, but as Joint Tenants, FOREVER.

Dated this 26<sup>th</sup> day of August, 2003.

Fox Partners, L.P.  
By: R. P. Fox & Associates, Inc., its General Partner

By:   
Michael Fox, Vice President

City of Chicago  
Dept. of Revenue  
317091



Real Estate  
Transfer Stamp  
\$3,317.57

09/02/2003 12:55 Batch 03755 41

# UNOFFICIAL COPY

State of Illinois  
County of Cook (ss)

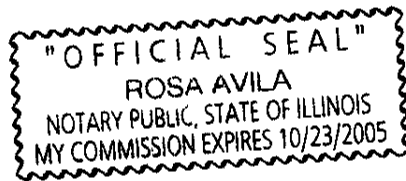
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Fox, personally known to me to be the Vice-President of R.P. Fox & Associates, Inc., an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Vice-President, signed, sealed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Officers of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal

this 21<sup>st</sup> day of August, 2003.

Commission expires 10/23/05

Rosa Avila  
Notary Public



This instrument was prepared by: Pellegrini and Cristiano, 6817 West North Avenue, Oak Park, Illinois 60302.

Mail To:

Kevin J. McNamara  
Attorney at Law  
25 East Washington  
Chicago, IL 60602

Send Subsequent Tax Bills To:

Cunningham/Albertone  
5115-D North Damen Avenue  
Chicago, IL 60625

OR

Recorder's Office Box No.: \_\_\_\_\_

