

UNOFFICIAL COPY



Doc#: 0328135112
Eugene "Gene" Moore Fee: \$58.00
Cook County Recorder of Deeds
Date: 10/08/2003 09:13 AM Pg: 1 of 5



Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY

OCT 7 2003

~~SEPT 1 2003~~

8076462 Δ1 LHYNES (2)

Property of Cook County Clerk's Office

THE GRANTOR(S), Joseph Santello, Sr. and Frank Cesario, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Natchez-Palmer LLC, an Illinois limited liability company at 2625 N. Ashland Ave., Unit B, Chicago, IL 60614 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, general taxes for the year 2003 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

This property is not subject to the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-31-205-047-0000

Address(es) of Real Estate: 2142-2200 N. Natchez, Chicago, Illinois 60635

Dated this 17th day of SEPT, 03

Joseph Santello
Joseph Santello, Sr.

Frank Cesario
Frank Cesario

Exempt under provisions of Paragraph e, Section 4,
Real Estate Transfer Tax Act.

9/17/03

Date

Angie Kottus
Buyer, Seller or Representative

BOX 333-CTL

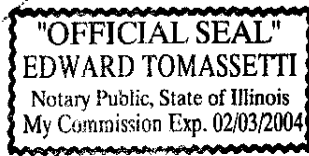
UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joseph Santello, Sr. 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 17 day of September, 2003

 (Notary Public)



Property of Cook County Clerk's Office

Prepared By: Jodiann Nowicki Pacer, Esq.
824 S. Scoville
Oak Park, Illinois 60304

Mail To:
Valerie A. Haugh, Esq.
191 N. Wacker Dr., Suite 3702
Chicago, Illinois 60606-1698

Name & Address of Taxpayer:
Natchez-Palmer LLC, an Illinois limited liability company
c/o Joseph DiCosoela
2625 N. Ashland Ave., Unit B
Chicago, Illinois 60614

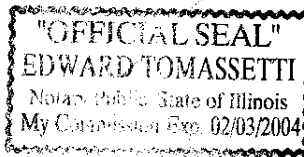
UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Frank Cesario 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 17 day of September 2003

 (Notary Public)



Prepared By: Jodiann Nowicki Pacer, Esq.
824 S. Scoville
Oak Park, Illinois 60304

Mail To:
Valerie A. Haugh, Esq.
191 N. Wacker Dr., Suite 3702
Chicago, Illinois 60606-1698

Name & Address of Taxpayer:
Natchez-Palmer LLC, an Illinois limited liability company
c/o Joseph DiCosoela
2625 N. Ashland Ave., Unit B
Chicago, Illinois 60614

UNOFFICIAL COPY

EXHIBIT 'A'

Legal Description

THOSE PARTS OF LOTS 3 AND 4 IN THE WEST GRAND AVENUE INDUSTRIAL DISTRICT, BEING OWNERS DIVISION OF PART OF THE WEST ½ OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS:

COMMENCING IN THE SOUTHEASTERLY CORNER OF SAID LOT 4 AND RUNNING THENCE NORTH ALONG THE EAST LINE OF SAID LOT FOR A DISTANCE OF 90.00 FEET TO A POINT; THENCE NORTHWESTERLY ON A LINE WHICH IS PARALLEL WITH THE SOUTH LINE OF SAID LOTS 3 AND 4 FOR A DISTANCE OF 165.00 FEET TO A POINT; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOT 3 FOR A DISTANCE OF 90.00 FEET TO A POINT IN THE SOUTH LINE OF LOT 3; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF LOTS 3 AND 4 FOR A DISTANCE OF 166.00 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9/17, ~~19~~ ²⁰⁰³ Signature: Angie Rollins
Grantor or Agent

Subscribed and sworn to before me by the
said AGENT
this 17th day of SEPTEMBER
19 2003

Susan M. Marchewski
Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 9/17, ~~19~~ ²⁰⁰³ Signature: Angie Rollins
Grantee or Agent

Subscribed and sworn to before me by the
said AGENT
this 17th day of SEPTEMBER
19 2003

Susan M. Marchewski
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]