

1/2 03-06930
WARRANTY DEED
(INDIVIDUAL TO INDIVIDUAL)

UNOFFICIAL COPY



Doc#: 0334232002
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/08/2003 09:23 AM Pg: 1 of 3

THE GRANTOR, Paul Dravillas, married to Michelle Dravillas,

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars and other valuable consideration in hand paid,

CONVEYS AND WARRANTS to

Denise A. Triunfo, a single woman
2098 W. Pierce Ave. #3E, Chicago, IL 60622

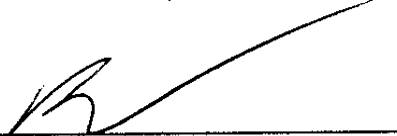
the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

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

Permanent Real Estate Number(s): 14-31-323-060-0000
Address of Real Estate: 2024-A West Willow Street Chicago, IL 60647

DATED this 14th day of November, 2003.



Paul Dravillas (SEAL)



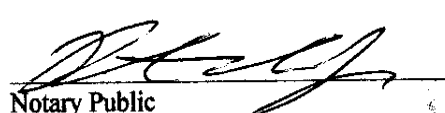
Michelle Dravillas (SEAL)

7

PREMIER TITLE

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 Paul Dravillas and Michelle Dravillas are personally known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that they signed, sealed and delivered the said instrument as their 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 this 14th day of November, 2003.



Notary Public

OFFICIAL SEAL
PETER COULES JR.
NOTARY PUBLIC, STATE OF ILLINOIS

Prepared by: Peter Coules, Jr., Esq., Donatelli & Coules, Ltd., 15 Salt Creek Lane, Suite 312, Hinsdale, Illinois 60521

Mail To:
Kathleen A. Widuch, Esq.
(Name)
208 Wisner
(Address)
Park Ridge, Illinois 60068
(City, State and Zip)

Send Subsequent Tax Bills To:
Denise A. Triunfo
(Name)
2024-A West Willow Street
(Address)
Chicago, Illinois 60647
(City, State and Zip)

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Property of Cook County Clerk's Office

City of Chicago
Dept. of Revenue
325416



Real Estate
Transfer Stamp
\$3,262.50

12/05/2003 09:43 Batch 07293 21

STATE TAX
STATE OF ILLINOIS
DEC. -4.03
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE



0000059542
REAL ESTATE
TRANSFER TAX
0043500
FP326660

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
DEC. -4.03
REVENUE STAMP



0000117874
REAL ESTATE
TRANSFER TAX
0021750
FP326670

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Commitment Number: 03-06930

SCHEDULE C**PROPERTY DESCRIPTION**

The land referred to in this Commitment is described as follows:

PARCEL 40:**THE NORTH 20.50 FEET OF THE EAST 28.59 FEET OF THE FOLLOWING DESCRIBED PROPERTY:**

THOSE PORTIONS OF LOTS 1 THRU 27, BOTH INCLUSIVE, IN BLOCK 3 IN BRADWELL'S ADDITION TO CHICAGO, IN THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH PART OF THE VACATED ALLEYS IN SAID BLOCK 3 AND PART OF VACATED WEST WILLOW STREET WHICH ARE DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF NORTH HOYNE AVENUE AND WEST WILLOW STREET, SAID POINT BEING 11.70 FEET SOUTH OF THE SOUTHWEST CORNER OF LOT 6 IN SAID BLOCK 3, AFORESAID, AND BEING ESTABLISHED BY VACATION ORDINANCE PASSED BY THE CITY COUNCIL OF THE CITY OF CHICAGO ON APRIL 27, 1914 AS DOCUMENT 5425936; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST ALONG SAID SOUTH LINE OF VACATED WILLOW STREET 313.01 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 23.28 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 1.01 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 18.01 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST 5.01 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 18.01 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 7.30 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 20.50 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST 54.84 FEET; THENCE SOUTH 00 DEGREES 37 MINUTES 50 SECONDS EAST 20.50 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 11.0 FEET; THENCE SOUTH 00 DEGREES 37 MINUTES 50 SECONDS EAST 18.01 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 5.01 FEET; THENCE SOUTH 00 DEGREES 37 MINUTES 50 SECONDS EAST 18.01 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 5.0 FEET; THENCE SOUTH 00 DEGREES 37 MINUTES 50 SECONDS EAST 23.28 FEET TO THE SOUTH LINE OF VACATED WILLOW STREET AFORESAID; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST ALONG SAID SOUTH LINE 32.52 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

ALSO

THOSE PORTIONS OF THE LAND, PROPERTY AND SPACE OF LOTS 1 THRU 27, BOTH INCLUSIVE, IN BLOCK 3 IN BRADWELL'S ADDITION TO CHICAGO IN THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH PART OF THE VACATED ALLEYS IN SAID BLOCK 3 AND PART OF VACATED WEST WILLOW STREET LYING ABOVE A HORIZONTAL PLANE OF 34.65 FEET ABOVE CHICAGO CITY DATUM, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF NORTH HOYNE AVENUE AND WEST WILLOW STREET, SAID POINT BEING 11.70 FEET SOUTH OF THE SOUTHWEST CORNER OF LOT 6 IN SAID BLOCK 3 AFORESAID, AND BEING ESTABLISHED BY VACATION ORDINANCE PASSED BY THE CITY COUNCIL OF THE CITY OF CHICAGO ON APRIL 27, 1914 AND RECORDED IN THE RECORDER'S OFFICE OF SAID COOK COUNTY ON MAY 27, 1914, AS DOCUMENT 5425936; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST ALONG SAID SOUTH LINE OF VACATED WILLOW STREET 313.01 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 23.28 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST 1.01 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 18.02 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST 5.01 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 18.01 FEET; THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 7.30 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 20.50 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST 54.84 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES 37 MINUTES 50 SECONDS EAST 20.50 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 10 SECONDS EAST 2.75 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 50 SECONDS WEST 20.50 FEET THENCE SOUTH 89 DEGREES 22 MINUTES 10 SECONDS WEST 275 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.