

WARRANTY DEED  
Statutory (Illinois)  
(Individual to Individual)



Doc#: 0334447016  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 12/10/2003 07:36 AM Pg: 1 of 3

THE GRANTOR(S), **LOTTIE MAZURKIEWICZ**,  
Widowed not since remarried of the City  
of Chicago, County of Cook, State of Illinois  
for the consideration of TEN and NO/100 (\$10.00)  
DOLLARS, and other good and valuable consideration  
in hand paid, CONVEYS and WARRANTS to **ANGELA  
OTERO** of Chicago, Illinois, the following described  
Real Estate situated in the County of Cook  
in the State of Illinois, to wit:

PER THE ATTACHED LEGAL DESCRIPTION

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE YEAR 2003 AND SUBSEQUENT YEARS;  
COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD, BUILDING LINES AND EASEMENTS,  
IF ANY

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

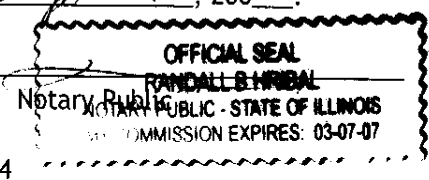
PERMANENT INDEX NUMBER: 13-34-211-020  
Address of Real Estate: 2201 N. Kildare, Chicago, Illinois 60639

Exempt under provisions of... E... DATED this 30th day of September, 2003  
Real Estate Transfer Act.  
12-14-03 Cbeaman  
Date Notary, Secretary of State  
(SEAL) Lottie Mazurkiewicz (SEAL)  
LOTTIE MAZURKIEWICZ

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 **LOTTIE MAZURKIEWICZ**,  
are personally known to me to be the same persons whose names are subscribed to the foregoing instrument,  
appeared before me this day in person, and acknowledged 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 and official seal, this 30th day of September, 2003.

Commission expires 3/7, 2007



This instrument was prepared by  
**RANDALL B. HRIBAL**, 10500 W. Cermak, Westchester, IL 60154

MAIL TO:  
Mr. Thomas Witnek, ESQ.  
5600 N. River Road, Ste 800  
Rosemont, Illinois 60018

SEND SUBSEQUENT TAX BILLS TO:  
Ms. Angela Otero  
2201 N. Kildare  
Chicago, Illinois 60639

4328698319

# UNOFFICIAL COPY

## DISCLAIMER

NOW COMES the undersigned, Lottie Mazurkiewicz, an adult who is competent and is the mother of Thaddeus J. Mazurkiewicz, deceased, who for her Disclaimer of interest states as follows:

1. That Thaddeus J. Mazurkiewicz died intestate on September 18, 2002.
2. That at the time of his death, Thaddeus J. Mazurkiewicz, deceased owned only the real estate located at 2201 N. Kildare, Chicago, Illinois and limited personal property contained therein.
3. That no portion of Thaddeus J. Mazurkiewicz's property as incorporated herein, has been transferred to Lottie Mazurkiewicz since the date of Thaddeus J. Mazurkiewicz's death, nor has any of the property been so received by Lottie Mazurkiewicz.
4. That this Disclaimer is limited to the interest and property herein above described and shall not be construed to extend to any other property, interest or power to which the undersigned is entitled as a result of Thaddeus J. Mazurkiewicz's death.
5. That this Disclaimer may be executed in any number of counter-parts, each of which shall be considered an original, but all of which shall be considered on in the same instrument.

WHEREFORE, the undersigned Lottie Mazurkiewicz, acting pursuant to Section 2-7 of the Illinois Probate Act (735 ILCS 5/2-7), and Section 2518 of the Internal Revenue Code (26 U.S.C. Section 2518) and its supporting regulations, **HEREBY IRREVOCABLY, ABSOLUTELY, UNEQUIVOCALLY AND WITHOUT QUALIFICATION REFUSES TO ACCEPT AND DISCLAIMS** the interest and property identified in Paragraph 2 above that is directed to pass to her under the rules of descent and distribution pursuant to Section 2-1 of the Illinois Probate Act (735 ILCS 5/2-1), including any and all income, payments, or other benefits attributable to said property interest since the date of decedent's death, but without prejudice to and reserving to herself all other rights, titles, interests and powers otherwise accruing to her by virtue of the death of Thaddeus J. Mazurkiewicz, deceased.

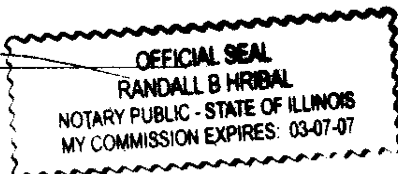
Dated: 9/30/03

*Lottie Mazurkiewicz*  
Lottie Mazurkiewicz

SUBSCRIBED AND SWORN TO

Before me this \_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
Notary Public



# UNOFFICIAL COPY

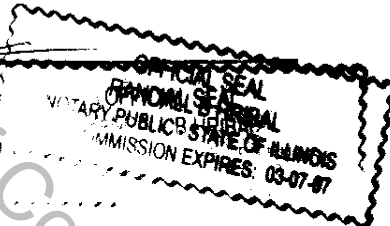
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the 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 real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: 9/30, 192003 *Patricia Grammas*  
Signature

Subscribed to and sworn before me this 30th day of September, 192003

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 hold title to real estate under the laws of the State of Illinois.

Dated: 9/30, 192003 *Patricia Grammas*  
Signature

Subscribed to and sworn before me this 30th day of September, 192003

Notary Public



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY 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.)