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WARRANTY DEED
Statutory (ILLINOIS)
(Tenants By the Entirety)



Doc#: 0401504189
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 01/15/2004 11:34 AM Pg: 1 of 2

THE GRANTOR, NANCY C. OSTBY, an unmarried person, of Orland Park, Cook County, Illinois for the consideration of TEN and no/100-----DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the Grantees, IRWIN C. ARMBRUSTER and BARBARA JOAN ARMBRUSTER, Husband and Wife, 15715 Foxbend, Orland Park, Cook County, Illinois

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not as joint tenants or tenants in common, but as TENANTS BY THE ENTIRETY, the following described real estate, to wit:

UNIT 25 IN EAGLE RIDGE CONDOMINIUM UNIT FIVE AS DELINAETED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE. LOTS 118 AND 119 IN EAGLE RIDGE ESTATES UNIT FIVE BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32; ALSO THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, (EXCEPT THE NORTH 60 ACRES THEREOF) ALL IN TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 99996195 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

SUBJECT TO: (1) General Real Estate Taxes for the year 2003 and subsequent years. (2) Covenants, conditions and restrictions of record.

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 joint tenants or tenants in common, but as TENANTS BY THE ENTIRETY, forever.

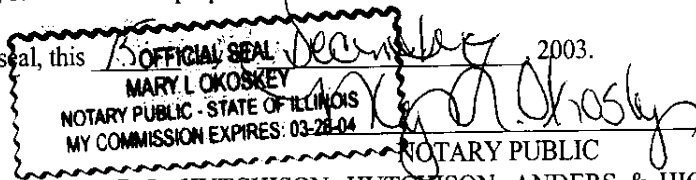
Permanent Real Estate Index Number(s): 27-32-218-006-1021.
Address of Real Estate: 17844 Columbus Court, Unit 25, Orland Park, Illinois 60467.

Dated this 15th day of December, 2003.

NANCY C. OSTBY

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 NANCY C. OSTBY personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 15th day of December, 2003.



This instrument was prepared by RICHARD L. HUTCHISON, HUTCHISON, ANDERS & HICKEY, 16860 S. Oak Park Ave., Tinley Park, IL 60477

Mail to:
Richard Fitzgerald, Esq.
820 Davis Street - #218
Evanston, Illinois 60201



Send Subsequent Tax Bills to:
Irwin C. Armbruster
17844 Columbus Court - Unit 25
Orland Park, Illinois 60467

ATG Search
33 N. Dearborn
#650
Chicago, Illinois 60602

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STATE TAX
 STATE OF ILLINOIS
 JAN.-7.04



REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000051675

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|-----------------------------|
| REAL ESTATE TRANSFER TAX |
| 0022500 |
| FP326652 |

COUNTY TAX
 COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 JAN.-7.04
 REVENUE STAMP



0000051675

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|-----------------------------|
| REAL ESTATE TRANSFER TAX |
| 0011250 |
| FP326652 |

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JAN 10 2004