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03-07637
WARRANTY DEED
Statutory (Illinois)
(individual to individual)

UNOFFICIAL COPY



Doc#: 0403344014
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 02/02/2004 09:20 AM Pg: 1 of 3

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THE GRANTORS
Michael Backus married to
Jill Backus
3238 N. Kenmore Ave.

Above Space for recorder's use only

of the City of Chicago, County of Cook State of Illinois for and in consideration of
Ten and 00/100 DOLLARS, and other good and valuable considerations
\$10.00 in hand paid, CONVEYS and WARRANTS to:

Ronan Developers, LLC L.L.C.
500 N. Michigan Ave., Suite 300
Chicago IL 60611

(Name and Address of Grantee)

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

See Exhibit A attached hereto.

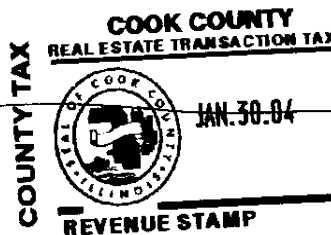
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois *TO HAVE AND TO HOLD said premises forever. SUBJECT TO: general real estate taxes not yet due and payable at closing; easements of record and building lines, building restrictions of record; zoning and building laws and ordinances; and covenants and conditions of record as to use and occupancy, which do not adversely affect the use of the real estate or the value thereof.

Permanent Real Estate Index Number(s): 14-20-423-040-0000
Address(es) of Real Estate: 3238 N. Kenmore Ave., Chicago, IL

Dated this 14 day of January, 2004

Michael Backus (SEAL) Jill Backus (SEAL)
Michael Backus Jill Backus, for the sole
purpose of waiving homestead

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)



REAL ESTATE TRANSFER TAX
0029500
FP326670

City of Chicago
Dept. of Revenue
Real Estate Transfer Stamp
\$4,425.00
329755
01/30/2004 15:02 Batch 02232 44

PREMIER TITLE

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.:
COUNTY OF COOK)

I, Sharon D. Kolski the undersigned, a Notary Public in and for said County, in the State aforesaid,

DO HEREBY CERTIFY that
Michael Backus & Jill Backus

IMPRESS personally known to me to be the same persons whose names are subscribed
SEAL to the foregoing instrument, appeared before me this day in person, and
HERE acknowledged that they signed, scaled and delivered the said instrument as 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 14th day of January, 2004

Commission expires August 21, 2005 Sharon D. Kolski
NOTARY PUBLIC

This instrument was prepared by Deborah Ashen, 217 N. Jefferson St., #600, Chicago, IL 60661
(Name and Address)

Kevin P. Burke SEND SUBSEQUENT TAX BILLS TO:
(Name)

MAIL TO: 11 EAST ADAMS #1400
(Address)

Ronan Developers
(Name)
4023 N. Maplewood
(Address)

Chicago IL 60603
(City, State and Zip)


Chicago IL 60618
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____



STATE TAX

STATE OF ILLINOIS



JAN. 29. 04

REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE

0000061396

REAL ESTATE TRANSFER TAX
00590.00
FP326669

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EXHIBIT A

LEGAL DESCRIPTION

SCHEDULE C

PROPERTY DESCRIPTION

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

LOT 40 IN BLOCK 2 IN BAXTER'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Common Address: 3238 N. Kenmore Ave., Chicago, IL 60657

P.I.N. : 14-20-423-040-000