

UNOFFICIAL COPY



Doc#: 0406935122  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 03/09/2004 09:32 AM Pg: 1 of 2



First American Title Insurance Company

WARRANTY DEED  
ILLINOIS STATUTORY  
Corporation to Individual

THE GRANTOR, P.J. Development, LLC, an Illinois limited liability company, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Richard Passeri, an unmarried man, of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 13 IN JOHN R. LYMAN'S RESUBDIVISION OF LOTS 61 TO 80 BOTH INCLUSIVE OF BLOCKS 15 AND 16 IN WOODLAWN RIDGE, A SUBDIVISION OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements and roads and highways, General taxes for the year 2003 and subsequent years not yet due and payable and any mortgages placed of record by Grantee.

Permanent Real Estate Index Number(s): 20-23-126-013  
Address(es) of Real Estate: 6629 S. University, Chicago, Illinois 60637

\* Grantee's Address

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its, and attested by its this 5<sup>th</sup> day of February, 20 04.

P.J. Development, LLC

By:

James Nondorf, Manager

1st AMERICAN TITLE order # 708845  
1/3

CITY TAX

CITY OF CHICAGO



MAR. -4.04

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 000005483

REAL ESTATE  
TRANSFER TAX

0144375

FP 102812

REORDER ITEM #: TX-1000 LABEL

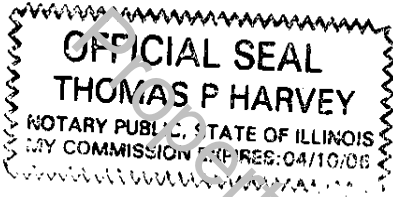
2/A

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that, James Nondorf, personally known to me to be the Manager of P.J. Development, LLC and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 5<sup>th</sup> day of February, 20 04.



*Thomas P. Harvey* (Notary Public)

**Prepared by:**  
Ilyse D. Murman  
25W772 Sunnyridge Court  
Wheaton, IL 60187

**Mail To:**  
Mr. Richard Passeri  
*c/o Thomas Murphy*  
*336 N. Wabash 22nd Floor*  
*Chicago IL 60691*

**Name and Address of Taxpayer:**  
Mr. Richard Passeri  
*c/o Prestige Realty*  
*330 N. Wabash 22nd Floor*  
*Chicago IL 60661*

