

# UNOFFICIAL COPY

## WARRANTY DEED

Illinois Statutory  
(Tenancy By The Entirety)



Doc#: 0409640003  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 04/05/2004 08:32 AM Pg: 1 of 2

### MAIL TO:

Carlos A. Saavedra  
Carlos A. Saavedra PC  
33 N. Dearborn St., Suite 2201  
Chicago, IL 60602

### NAME & ADDRESS OF TAXPAYER:

Tam T. Nguyen  
4527 N. Central Park Ave., Unit #2  
Chicago, IL 60625

THE GRANTORS <sup>\*</sup>BRIAN NICOLAY AND <sup>\*\*</sup>KAREN HUNTER, in Joint Tenancy of 4527 N. Central Park Avenue, Unit #2, Chicago, Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to TAM T. NGUYEN AND CINDY NGUYEN, of 1410 W. Winnemac, #B, Chicago, Illinois, not as Joint Tenants or as Tenants in Common, but as TENANTS BY THE ENTIRETY, all interest in the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Unit 2 together with its undivided percentage interest in the common elements in the 4527 N. Central Park Condominium as delineated recorded as Document No. 0020397625 and further described as: Lot 35 (except the South 5 feet thereof) and the South 10 feet of Lot 36 in Block 4, in A.H. Hill and Company's Northwestern Elevated Railroad Addition, being a Subdivision of the North 1/2 of the Southwest 1/4 of the Northeast 1/4 of Section 14, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number(s): 13-14-213-032-1002

Property Address: 4527 N. Central Park Avenue, Unit #2, Chicago, Illinois 60625

SUBJECT TO: General real estate taxes for the year 2003 and subsequent years, and easements, covenants 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 as husband and wife, not as Joint Tenants or Tenants in Common but as Tenants By The Entirety forever.

\* Married man  
\*\* Unmarried woman  
\* N. Dearborn  
\* Search 13-14-213-032-1002  
\* 1550 Chicago, Illinois

Dated this 6 day of MARCH, 2004.

X Brian Nicolay  
BRIAN NICOLAY

X Karen Hunter  
KAREN HUNTER

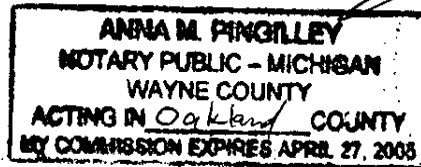
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Michigan  
 STATE OF ILLINOIS )  
 Oakland ) SS.  
 COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **BRIAN NICOLAY AND KAREN HUNTER** 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 6 day of March, 2004.

*Anna M. Pingilly*  
 Notary Public



**IMPRESS SEAL HERE**

COOK COUNTY - ILLINOIS TRANSFER STAMP

NAME AND ADDRESS OF PREPARER:  
 Michael A. LaTona  
 JOHNSON & BELL, LTD.  
 55 E. Monroe Street, Suite 4100  
 Chicago, IL 60603-5896  
 (312) 372-0770

EXEMPT UNDER PROVISIONS OF PARAGRAPH  
 \_\_\_\_\_ SECTION 4, REAL ESTATE TRANSFER ACT

DATE: \_\_\_\_\_

Signature of Buyer, Seller or Representative

STATE TAX	STATE OF ILLINOIS MAR. 31.04	REAL ESTATE TRANSFER TAX 0022500
	# 0000053699	FP326652

CITY TAX	CITY OF CHICAGO MAR. 31.04	REAL ESTATE TRANSFER TAX 0090000
	# 0000001889	FP326650

COUNTY TAX	COOK COUNTY MAR. 31.04	REAL ESTATE TRANSFER TAX 0011250
	# 00000175	FP326665

CITY TAX	CITY OF CHICAGO MAR. 31.04	REAL ESTATE TRANSFER TAX 0078800
	# 0000001890	FP326650