UNOFFICIAL COPY



WARRANTY DEED

Statutory (Illinois) Individual ATTSISUS

THE GRANTOR(S), David Spradling and Shirley Spradling, husband and wife, of the County of Cook and State of Illinois, for the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby CONVEY and WARRANT to Jose A. Chavez, the following described Real Estate, situated in the County of Cook, State of Illinois, to wit:

Eugene "Gene" Moore Fee: \$28.50 Cook County Recorder of Deeds Date: 04/20/2004 04:25 PM Pg: 1 of 3

SEE ATTACHED

ADDRESS OF PROPERTY:

2446 Clarence, Berwyn, Illinois 60402

PROPERTY INDEX NUMBER:

16-30-218-032-0000

SUBJECT ONLY TO THE FOLI OWING, IF ANY: covenants, conditions and restrictions of record so long as they do not interfere with Purchasers use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

DATED March 12, 2004.

STATE OF ILLINOIS, COUNTY OF Cook: SS

The undersigned, a Notary Public in State aforesaid, DO HEREBY CEPTIFY that David Spradling, Shirley Spradling, personally known to me to be the same person whose name is subscribe. I to the forgoing instrument, appeared before me this day in person, and acknowledged that (s)he signed, sealed and deliveral the said instrument as his/her free and voluntary get, for the uses and purposes therein set forth, including the release within of the right of homestern. Given under my hand and official seal this 3-13-04

Notary Public

THIS INSTRUMENT PREPARED BY: Tracey A Rapp, 2200 S Main St, Suite 310, Lombard. IL 60148

MAIL TO:

Jox Chaver

2446 Clavence

Benum De Louis

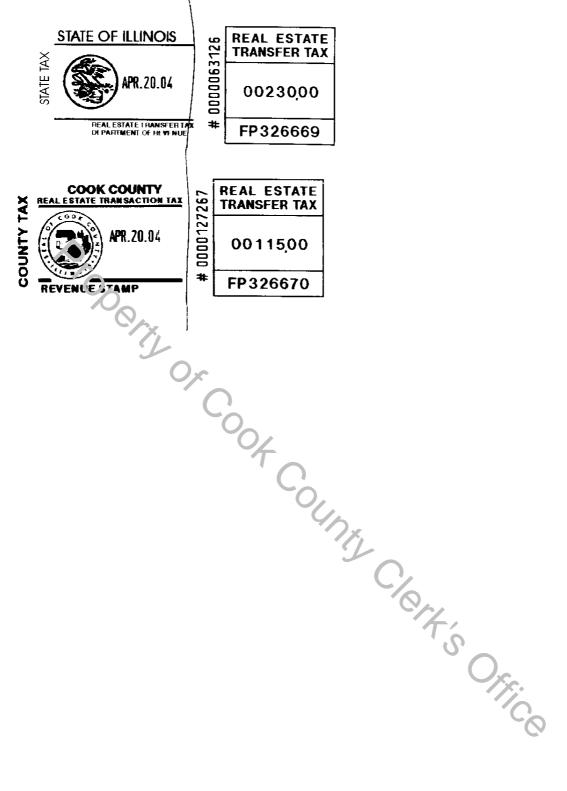
MAIL SUBSEQUENT TAX BILLS TO: Grantees address

Jose A. Chavez 2446 Clarence

Berwyn, Illinois 60402

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OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

COMMITMENT - LEGAL DESCRIPTION

File No. ITS1505

THE SOUTH 30 FEET OF THE NORTH 60 FEET OF THE SOUTH 1/2 OF LOT 26 IN CHICAGO TITLE AND TRUST COMPANY'S SUBDIVISION OF THE EAST 30 ACRES OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

AS AN IN

Property of Cook County Clark's Office

This commitment is invalid unless the insuring provisions and Schedules A and B are attached.