

UNOFFICIAL COPY

WARRANTY DEED

(Individual to Corporation),



Doc#: 0411222117
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 04/21/2004 02:45 PM Pg: 1 of 3

130966672

THE GRANTORS,
VIOLETA PEREZ,
married to WILBER YEP,
of the City of Chicago,
County of Cook, State
of Illinois, for and
in consideration of
TEN & 00/100 DOLLARS,
and other good and
valuable considerations
in hand paid CONVEY and
WARRANT to

SCHAEFER BUILDING CORP.,
a corporation created and existing under and by virtue of the Laws
of the State of Illinois, having its principal office in the city
of Chicago, and State of Illinois, the following described Real
Estate situated in the County of Cook in the State of Illinois, to
wit:

Lot 47 (except the South 7 feet thereof) and Lot 48 in Block 8 in
Rose Park, being a Subdivision of the East 1/2 of the Southwest 1/4
of Section 13, Township 40 North, Range 13, East of the Third
Principal Meridian, in Cook County, Illinois;

hereby releasing and waiving all rights under and by virtue of the
Homestead Exemption Laws of the State of Illinois.

THIS IS NOT HOMESTEAD PROPERTY

Permanent Real Estate Index Number: 13-13-315-001

Address of Real Estate: 4257 N. Mozart Avenue, Chicago, IL 60618

DATED this 26th day of March, 2004

Violeta Perez (SEAL)
Violeta Perez

Wilber Yep (SEAL)
Wilber Yep

____ (SEAL) _____ (SEAL)

This instrument prepared by: Jon A. Michal
5576 N. Elston Avenue
Chicago, Illinois 60630

ATGF, INC.

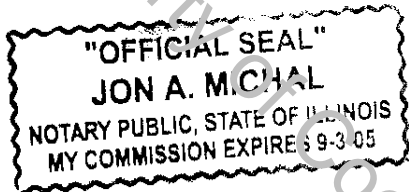
P-2
E-1

UNOFFICIAL COPY

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

VIOLETA PEREZ, married to WILBER YEP, 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 have 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 26th day of March, 2004.



[Signature]

Notary Public

MAIL TO:

Hal Lipshutz
1120 W. Belmont
Chi. IL 60618

Send subsequent tax bills to:

Schaefer Building Corp.
2917 W Belmont Avenue
Chicago, IL 60618

Illinois Transfer Stamps are Exempt under provisions of 35 ILCS 200/31-45 PARAGRAPH e, of the Real Estate Transfer Act.

Rick [Signature] (Agent)

City of Chicago Transfer Stamps are Exempt under provisions of Paragraph e, of the City of Chicago Inheritance Tax Ordinance 3-33-070.

Rick [Signature] (Agent)

UNOFFICIAL COPY

ATTORNEYS' TITLE GUARANTY FUND, INC.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 26, 2004

[Signature] (Agent)
Signature of Grantor or Agent

Subscribed and sworn to before me this

26 day of March, 2004
Day Month Year

[Signature]
Notary Public



The grantee or the grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 26, 2004

[Signature] (Agent)
Signature of Grantee or Agent

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

Subscribed and sworn to before me this

26 day of March, 2004
Day Month Year

[Signature]
Notary Public

