

UNOFFICIAL COPY

WARRANTY DEED

(Corporation to Individual)  
(Illinois)

2052504 MR J KENNY



Doc#: 0413141194  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 05/10/2004 03:21 PM Pg: 1 of 2

THIS AGREEMENT, made this day of May, 2004, between The Hunter Institute, Inc., an Illinois Corporation, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part and Bobbie Y. Robinson, 10449 S. Prairie, Chicago, Illinois 60628, party of the second part, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

M.G.R. TITLE

WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 Dollars and 00/100 in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 1790 IN FREDERICK H. BARTLETT'S GREATER CHICAGO SUBDIVISION NUMBER 4 IN SECTION 15, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 25-15-115-017-0000

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances unto the party of the second part, his heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restriction of record, and public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2003 and subsequent years.

Permanent Real Estate Number(s): 25-15-115-017-0000

Address(es) of Real Estate: 10449 S. Prairie, Chicago, Illinois 60628

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IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, the day and year first above written.

The Hunter Institute, Inc.  
BY: [Signature]  
President  
ATTEST: [Signature]  
Secretary

This instrument was prepared by: Phillip I. Rosenthal, 3700 W. Devon, #E, Lincolnwood, Illinois 60712

MAIL TO:  
Phillip I. Rosenthal  
3700 W. Devon, #E  
Lincolnwood, Illinois 60712

SEND SUBSEQUENT BILLS TO:  
Bobbie Y. Robinson  
10449 S. Prairie  
Chicago, Illinois 60628

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

City of Chicago  
Dept. of Revenue  
338664  
05/10/2004 11:20 Batch 02294 5  
Real Estate Transfer Stamp  
\$832.50

STATE OF ILLINOIS ) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Gerald Lipkin, is personally known to me to be the President of The Hunter Institute, Inc. an Illinois corporation, and \_\_\_\_\_ is, personally known to me to be the Secretary of said corporation, and 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 severally acknowledged that as such \_\_\_\_\_ President and \_\_\_\_\_ Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their 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 \_\_\_\_\_ day of May, 2004.

[Signature]  
Notary Public

Commission Expires: \_\_\_\_\_

**"OFFICIAL SEAL"**  
PHILLIP I. ROSENTHAL  
NOTARY PUBLIC STATE OF ILLINOIS  
My Commission Expires 10/24/2007

COUNTY TAX  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
MAY.-9.04  
REVENUE STAMP

# 0000128888  
REAL ESTATE TRANSFER TAX  
0005550  
FP326670

STATE TAX  
STATE OF ILLINOIS  
MAY.10.04  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000004527  
REAL ESTATE TRANSFER TAX  
0011100  
FP326660