

# UNOFFICIAL COPY

## WARRANTY DEED (Individual to Individual)



Doc#: 0415639067  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 06/04/2004 02:28 PM Pg: 1 of 3

After recording mail to:

Barbara K. Lundergan  
SEYFARTH SHAW LLP  
55 East Monroe Street, Suite 4200  
Chicago, Illinois 60603

Recorder's Box No. 118

The GRANTOR, MARSHA H. LAZAR, married to SHELDON LAZAR, of the Village of Winnetka, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to MARSHA H. LAZAR, as trustee of the MARSHA H. LAZAR TRUST DATED JULY 19, 1990, 701 Hibbard Road, Winnetka, Illinois 60093 the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

PARCEL 1: That part of the Northern  $\frac{1}{2}$  of Lots 5 to 11, both inclusive (except therefrom that part of Lots 8, 9, 10, and 11 taken for widening of North Western Avenue) in John Short's Subdivision of Lots 11, 12, and 13 in Block 4 in Keeney's Addition to Rogers Park, a Subdivision in the Northwest  $\frac{1}{4}$  of Section 31, Township 41 North, Range 14, East of the Third Principal Meridian. Also, a strip of land 10 feet wide formerly an alley lying West of and adjoining Lot 7 and East of and adjoining Lots 8, 9, 10, and 11 in John Short's Subdivision aforesaid; taken as a tract lying East of a line 31.19 feet West of the Northeast Corner, as measured along the North line, said line being drawn at right angles to the North line thereof, all in Cook County, Illinois.

PARCEL 2: Easements appurtenant to and for the benefit of Parcel 1 as set forth and defined in the Declaration of Easements recorded as Document No. 00632142 for ingress and egress, all in Cook County, Illinois.

Subject to general taxes for 2003 and subsequent years and to covenants and restrictions of record as to use and occupancy. The trustee of the grantee trust has all of the powers granted under the Illinois Trust and Trustees Act.

Exempt from Transfer Tax pursuant to the provisions of the Real Estate Transfer Tax Law of Illinois 35 ILCS 200/31-45(e).

5/25/04  
Date

Barbara K. Lundergan  
Buyer, Seller, A Representative

This is not homestead property.

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Permanent Real Estate Index Number(s): 11-31-113-013-0000

Address of Real Estate: 6957 North Western, Unit I, Chicago, Illinois 60645

DATED this 20 day of May, 2004.

Marsha H. Lazar (SEAL)  
Marshal H. Lazar

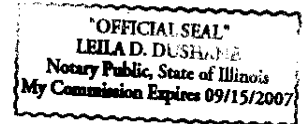
STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK    )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that MARSHA H. LAZAR, married to Sheldon Lazar, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 20 day of May, 2004.

Lela D. DuShane  
Notary Public

My commission expires on: 9-15-2007



This instrument was prepared by: Barbara K. Lundergan, Esq.  
SEYFARTH SHAW LLP  
55 East Monroe Street, Suite 4200  
Chicago, Illinois 60603  
(312) 346-8000

**MAIL TAX BILL TO:**

Marsha H. Lazar  
701 Hibbard Road  
Winnetka, Illinois 60093

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## EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

The grantor or his agent affirms that, to the best of his 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 title to real estate under the laws of the State of Illinois.

Dated: 6-3-04 Signature: Barbara K. Lundergan  
Grantor or Agent

Subscribed and sworn to before me  
by the said Barbara K. Lundergan this  
3rd day of June, 2004.

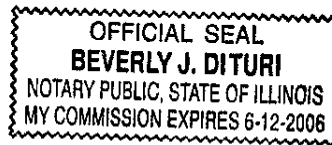


Notary Public Beverly J. Dituri

The grantee or his 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: 6-3-04 Signature: Barbara K. Lundergan  
Grantee or Agent

Subscribed and sworn to before me  
by the said Barbara K. Lundergan this  
3rd day of June, 2004.



Notary Public Beverly J. Dituri

- 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.]

*Box 118  
Lundergan*