

UNOFFICIAL COPY

Doc#: 0421941126
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 08/06/2004 11:16 AM Pg: 1 of 2

WARRANTY DEED

THIS AGREEMENT, made this 28th day of July 2004, between Creativity Circle Inc., an Illinois 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, Grantor, and Jose Benjamin Cruz, Grantee

SEE EXHIBIT "A" LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, 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 Grantee, and the Grantee's heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, and the Grantee's 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 encumbered 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, WILL WARRANT AND DEFEND, subject to those matters stated on Exhibit "A" attached hereto and made a part hereof.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its duly authorized Officer, the day and year first above written.

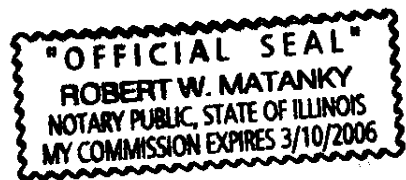
Creativity Circle, Inc., an Illinois corporation

STATE OF ILLINOIS)
COUNTY OF COOK)

By: Gilda Bucky President
Gilda Bucky, President

I, the undersigned, a Notary Public in and for the said County, in the State, aforesaid, DO HEREBY CERTIFY that Gilda Bucky, personally known to me, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument pursuant to authority given by the Director of Creativity Circle, Inc., an Illinois corporation, as her free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes set forth herein.

Given under my hand and notarial seal this 28th day of July, 2004.



Robert W. Matanky
Notary Public

This instrument prepared by: Robert W. Matanky, Esq., Matanky and Matanky, Ltd.
1332 N. Halsted St., Ste. 300, Chicago, IL 60622

After recording, return to: Jose Cruz 7514 N. California Ave Chicago IL 60645
Send subsequent tax bills to: Jose Cruz 7514 N. California Ave Chicago IL 60645

M.G.R. TITLE

12

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EXHIBIT "A" LEGAL DESCRIPTION

LOTS 13, 14 AND 15 IN BLOCK 3 IN THE SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF BARRY POINT ROAD, IN COOK COUNTY, ILLINOIS

commonly known as: 621-27 S. Kolmar, Chicago, Illinois 60624

Permanent Index No.: 16-15-305-015-0000

THIS DEED IS SUBJECT TO: COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD;

GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE;

PUBLIC, PRIVATE AND UTILITY EASEMENTS AND ROADS AND HIGHWAYS, IF ANY; AND

PARTY WELL RIGHTS AND AGREEMENTS AND ENCROACHMENTS, IF ANY.

City of Chicago

Dept. of Revenue

348088

08/05/2004 14:50 Batch 02257 68



Real Estate
Transfer Stamp

\$1,200.00

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
AUG. -5.04
REVENUE STAMP



0000136598

REAL ESTATE
TRANSFER TAX
0008000
FP326670

STATE OF ILLINOIS

STATE TAX



AUG. -5.04

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000007927

REAL ESTATE
TRANSFER TAX

0016000

FP326660