

UNOFFICIAL COPY

WARRANTY DEED

Statutory (Illinois)
(Individual to Corporation)



Doc#: 0423610045
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 08/23/2004 12:01 PM Pg: 1 of 3

Caution: Consult a lawyer before using or acting under this form. Neither the publisher nor the Seller of this form makes any warranty with respect thereto, including any warranty or merchantability or fitness for a particular purpose.

The Grantor(s), Michael J. Cohen and Lisa A. Cohen, Husband and Wife of 641-1 South Maple Avenue, of the City of Oak Park, County of Cook, State of Illinois, for and in consideration of the sum of Ten and 00/100s-----(\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to SIRVA RELOCATION L.L.C., a Delaware Limited Liability Company, of 1801 California, Suite 2700, Denver, CO 80202, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See Reverse Side for Legal Description)

Subject to: See Reverse Side hereof.

Permanent Real Estate Index Number: 16-18-109-031

Address of Real Estate: 641-1 South Maple Avenue, Oak Park, Illinois 60304

Dated this 7th day of May, 2004.

Michael J. Cohen
Michael J. Cohen

Lisa A. Cohen
Lisa A. Cohen

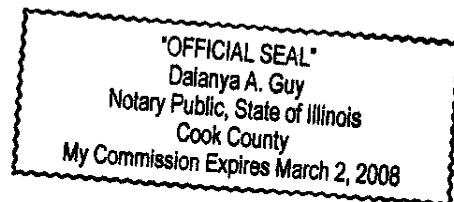
State of ILL, County of COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael J. Cohen and Lisa A. Cohen, Husband and Wife, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed sealed and delivered the said instrument as his/her/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 7th day of May, 2004.

Commission expires: 3/2/08
Dalanya A. Guy
NOTARY PUBLIC

This instrument was prepared by Richard Shopiro, Sulzer & Shopiro, Ltd., 10 South LaSalle, Suite 3505, Chicago, IL 60603





# UNOFFICIAL COPY

LEGAL DESCRIPTION

Of premises commonly known as: 641-1 South Maple Avenue, Oak Park, Illinois 60304

See Exhibit 'A' attached hereto.

<b>COUNTY TAX</b>	<b>COOK COUNTY</b> REAL ESTATE TRANSFER TAX	# 0000138069	<b>REAL ESTATE TRANSFER TAX</b>
	 AUG. 23. 04		00215.00
	<b>REVENUE STAMP</b>		FP326670

<b>STATE TAX</b>	<b>STATE OF ILLINOIS</b>	# 0000008784	<b>REAL ESTATE TRANSFER TAX</b>
	 AUG. 23. 04		00430.00
	<small>REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE</small>		FP326660

Subject to: SUBJECT TO RESTRICTIONS OF RECORD, CONDITIONS, RESERVATIONS AND EASEMENTS, ZONING ORDINANCES, IF ANY, AND GENERAL TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE AND THOSE ITEMS MENTIONED IN THE CONTRACT.



JUL. 30. 04

# 0000001170	<b>REAL ESTATE TRANSFER TAX</b>
	03440.00
	FP102801

**MAIL TO:**

**MAIL TO:**  
National Settlement Management  
Attn: POST CLOSING  
290 Bilmar Drive  
Pittsburgh, PA 15205

**SEND SUBSEQUENT TAX BILLS TO:**

SIRVA Relocation, L.L.C.  
1801 California, Suite 2700  
Denver, CO 80202

# UNOFFICIAL COPY

## "EXHIBIT 'A' "

-----LEGAL DESCRIPTION-----

**THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, IN THE STATE OF ILLINOIS, TO WIT:**

**PARCEL 1:**

**THAT PART OF A TRACT OF LAND 66 FEET WIDE LYING BETWEEN THE WEST LINE OF MAPLE AVENUE AND THE EAST LINE OF HARLEM AVENUE AND BLOCKS 5 AND 12 IN J. WILSON'S ADDITION TO OAK PARK IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 16, 1886 IN BOOK 24 OF PLATS, PAGE 30 AS DOCUMENT 773322 AND BEING A PORTION OF THE LAND FORMERLY INCLUDED IN ADAMS STREET AND LOT 1 IN BLOCK 12 IN W.J. WILSON'S ADDITION TO OAK PARK IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 16, 1886 IN BOOK 24 OF PLATS, PAGE 30, AS DOCUMENT NO. 773322 IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:**

**COMMENCING FROM THE SOUTHEAST CORNER OF THE TRACT OF MAPLE SQUARE TOWNHOMES; THENCE 112.00 FEET NORTHERLY ALONG THE EAST BORDER OF THE TRACT; THENCE 44.00 FEET WESTERLY ALONG A LINE PARALLEL TO THE NORTH BORDER OF THE TRACT TO THE POINT OF BEGINNING; THENCE 20.00 FEET WESTERLY ALONG A LINE PARALLEL TO THE NORTH BORDER OF THE TRACT; THENCE 43.50 FEET SOUTHERLY PARALLEL TO THE EAST BORDER OF THE TRACT; THENCE 20.00 FEET EASTERLY ALONG A LINE PARALLEL TO THE NORTH BORDER OF THE TRACT, THENCE 43.50 FEET NORTHERLY TO THE POINT OF BEGINNING.**

**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. 0021109137 AND AS CREATED BY THIS DEED DATED 5/12/03, FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.**

**TAX PARCEL NUMBER: 16-18-109-031**

**COMMONLY KNOWN AS: 641 SOUTH MAPLE AVENUE, UNIT I, OAK PARK, ILLINOIS 60304.**

**SUBJECT TO ALL MATTERS OF RECORD.**