

UNOFFICIAL COPY

WARRANTY DEED

Statutory (ILLINOIS)
(Individual to Individual)



Doc#: 0424305048
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 08/30/2004 10:14 AM Pg: 1 of 2

THE GRANTOR(S), **STEWART-SPHINX, L.L.C.**, an Illinois Limited Liability Corporation, ITS DULY AUTHORIZED MANAGER AND/OR ATTORNEY, **RUSS STEWART**, of Park Ridge, Illinois, for and in consideration of **TEN DOLLARS (\$10.00)** in hand paid, CONVEYS and WARRANTS to **Lourdes Rodriguez**, the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

FIRST AMERICAN TITLE
ORDER # 642796

CITY OF CHICAGO

CITY TAX



AUG. 18.04

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000009051

REAL ESTATE TRANSFER TAX
0126000
FP 102812

Legal Description:

Unit 2E in Hermitage Avenue Condominium, as delineated on a survey of the following described real estate, part of the Southeast 1/4 of Section 30, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as exhibit to the declaration of condominium recorded as document 0323334177, and any amendments thereto, together with its undivided percentage interest in the common elements.

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

Permanent Real Estate Index Number(s): 11-30-418-017
11-30-418-018 vol 185

Address of Real Estate: 7434-42 N. Hermitage, Unit 2E
Chicago, Illinois 60626

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the Declaration of Condominium; and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein. The deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

FIRST AMERICAN
642796

2/29

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The tenant of this unit either waived or failed to exercise the option to purchase the subject unit.

DATED this 27th day of February, 2004.

(SEAL) _____ (SEAL)
STEWART-SPRING, L.L.C., an Illinois
Limited Liability Corporation,
ITS DULY AUTHORIZED MANAGER AND/OR
ATTORNEY By: **RUSS STEWART**

(SEAL) _____ (SEAL)

State of Illinois, County of Cook, S. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **RUSS STEWART**, 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 he signed, sealed and delivered the said instrument as his 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 notarial seal, this 27th day of February, 2004.

Commission expires 12/07 Michelle Migasi
Notary Public



This instrument was prepared by **Russ Stewart, Attorney**
95 W. Touhy Avenue
Park Ridge, Illinois 60068

Mail to:
RENVA 2 ASSOCS. PC
415 W GOLF RD, #33
ARLINGTON HTS IL 60005

Send Subsequent Tax Bills to:
LOURDES ROEMIGUEZ
7437 N. HERMITAGE, #2E
CHICAGO IL 60626

Recorder's Office Box No. _____

