

204-03424

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTORS: JAMES K. NUNZIATO and LINDA M. NUNZIATO, husband and wife, of the City/Village of Chicago, in the County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to:

ALEJANDRO V. RUIZ, 3449 West 61st Street, Chicago, Illinois 60629, a married person,

the following described Real Estate, situated in the County of Cook, in the State of Illinois, to-wit:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

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: 19-35-208-006-0000

Address of Real Estate: 3533 West 80th Place, Chicago, Illinois 60652

Subject to: General real estate taxes not due and payable as of August 25, 2004; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any

Dated this 25 day of August, 2004.

X James K. Nunziato
JAMES K. NUNZIATO

X Linda M. Nunziato
LINDA M. NUNZIATO

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JAMES K. NUNZIATO and LINDA M. NUNZIATO, husband and wife, 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 acknowledged that they signed, sealed and delivered the said instrument as 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 25 day of August, 2004.

Commission expires: 3/6/2007
Audrey Kies Tokarz
Notary Public



This instrument was prepared by: Audrey Kies Tokarz
Attorney at Law
184 Shuman Boulevard
Suite 250
Naperville, IL 60563

Mail to:

~~LUIS MARTINEZ~~ ALEJANDRO V. RUIZ
~~3744 West 26th Street~~ 3533 W. 80TH PL
~~Second Floor~~ CHICAGO, IL 60652
~~Chicago, Illinois 60623~~

Send Subsequent Tax Bills To:

ALEJANDRO V. RUIZ
3533 West 80th Place
Chicago, Illinois 60652

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
351405 \$1,095.00
09/03/2004 14:20 Batch 11857 62



ILLINOIS

PROPERTY OF COOK COUNTY'S OFFICE



Doc#: 0425141001
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 09/07/2004 09:10 AM Pg: 1 of 2

UNOFFICIAL COPY

LEGAL DESCRIPTION

LOT 761 IN SOUTHWEST HIGHLANDS AT 79TH AND KEDZIE UNIT NO. 3, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT LANDS DEEDED TO RAILROAD AND EXCEPT STREET HERETOFORE DEDICATED) IN COOK COUNTY, ILLINOIS

Property of Cook County

REAL ESTATE TRANSFER TAX	00 14600	FP 326660
-----------------------------	----------	-----------

0008009304

STATE OF ILLINOIS



STATE TAX

SEP - 2.04

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

COUNTY TAX

REVENUE STAMP



SEP - 2.04

REAL ESTATE TRANSACTION TAX

COOK COUNTY TAX

0000189131

REAL ESTATE TRANSFER TAX	0007300	FP 326670
-----------------------------	---------	-----------