

UNOFFICIAL COPY

Warranty Deed
Statutory (ILLINOIS)
General



Doc#: 0425320065
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 09/09/2004 10:57 AM Pg: 1 of 3

Above Space for Recorder's Use Only

THE GRANTOR (S) John J. Spears *a single man*

of the City Hickory Hills County of Cook State of IL for and in consideration of TEN DOLLARS (\$10.00), in hand paid, CONVEYS and WARRANTS to

nick
Nicholas Chio, 9 S. 110 Lake Drive, Willowbrook, IL 60527



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

see attached

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: General taxes for 2003 and subsequent years.

Permanent Index Number (PIN): 23-11-100-016-1020

Address(es) of Real Estate: 8604 W. 95th Place, #302, Hickory Hills, IL 60457

Dated this 11th day of August, 2004

[Signature]
John J. Spears

(SEAL)

(SEAL)

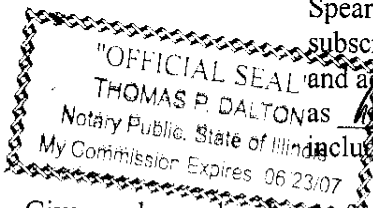
PLEASE
PRINT OR)
TYPE NAMES

BELOW
SIGNATURE(S)

(SEAL)

(SEAL)

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 John J.
Spears personally known to me to be the same person(s) whose name(s)



subscribed to the foregoing instrument, appeared before me this day in person,
and acknowledged that ht signed, sealed and delivered the said instrument
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 11th day of AUGUST, 2004

Commission expires 6/23/07

[Signature]
NOTARY PUBLIC

3129

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This instrument was prepared by: Dalton & Dalton, P.C. 6930 West 79th Street Burbank, IL 60459

MAIL TO:

Robert J Chio
95110A Lake Drive
Willowbrook, IL 60527

SEND SUBSEQUENT TAX BILLS TO:


Nicholas Chio
8604 W. 95th Place, #302
Hickory Hills, IL 60457

OR

Recorder's Office Box No. _____

STATE TAX

STATE OF ILLINOIS



AUG. 27.04

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE


0000004093

REAL ESTATE TRANSFER TAX
00140.00
FP 103021

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX



AUG. 27.04

REVENUE STAMP

0000004105

REAL ESTATE TRANSFER TAX
00070.00
FP 103025

Property of Cook County Clerk's Office

UNIT NUMBER 302 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): THAT PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF THE NORTH 20 RODS OF THE SAID NORTHWEST 1/4 WITH THE WEST LINE OF THE EAST 1 ACRE OF THE NORTH 10 ACRES OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4 ; THENCE EAST ALONG THE SOUTH LINE OF THE NORTH 20 RODS OF THE NORTHWEST 1/4 OF SAID SECTION 11, 20 FEET; THENCE SOUTH ALONG A LINE THAT IS PARALLEL WITH THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 11, 60 FEET; THENCE EAST PERPENDICULAR TO THE LAST DESCRIBED LINE 03 FEET; THENCE SOUTH EASTERLY 44.04 FEET MORE OR LESS TO A LINE DRAWN AT RIGHT ANGLES TO THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 11, FROM A POINT 432.65 FEET SOUTH OF THE NORTH LINE OF SAID SECTION 11; THENCE EAST ALONG SAID RIGHT ANGLE LINE, 75 FEET TO THE EAST LINE OF SAID NORTH WEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 11; THENCE SOUTH ALONG THE EAST LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 150.85 FEET TO A POINT 253.00 FEET SOUTH OF THE SOUTH LINE OF THE NORTH 20 RODS OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE NORTHWESTERLY TO A POINT ON THE SOUTH LINE OF THE NORTH 20 RODS OF SAID NORTHWEST 1/4 THAT IS 396 FEET WEST OF THE EAST LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE EAST ALONG THE SAID SOUTH LINE OF THE NORTH 20 RODS A DISTANCE OF 263.83 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION MADE BY CHICAGO CITY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST NUMBER 7164 RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 20771004; TOGETHER WITH AN UNDIVIDED 4.0042 PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

Cook County Clerk's Office