UNOFFICIAL COP

WARRANTY DEED

THIS INDENTURE WITNESSETH.

That the Grantor, Giles Flanagin, a single person, of the City of Chicago in

the County of Cook and State of Illinois,

Doc#:

Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 10/05/2004 01:39 PM Pg: 1 of 3

THE ABOVE SPACE FOR RECORDER'S USE ONLY

for and in consideration of the sun of Ten Dollars (\$10.00) and for other good and valuable consideration, the receipt of which is hereby acknowledged, hereby CONVEYS and WARRANTS to:

Giles Flanagin and Michael Obloy, of 2201 W. Roscoe, Chicago, Illinois 60618, as Tenants in Common, the following described real estate, to-wit:

Lot 25 in Block 10 in Pierce's Addition to Holstein in Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook Courty, Illinois.

Permanent Real Estate Index Number:

3866 DZ-MS

14-31-314-040-0000

Common Address: 1880 N. Hoyne Street, Chicago, Illinois

Dated as of the day of September, 2004.

THIS IS NOT HOMESTEAD PROPERTY.

Flanagin

Exempt under provisions of Paragraph

Real Estate Transfer Tax Act

Seller or Representativ

Box 400-CTCC

242923/1/3260.001

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY THAT GILES FLANAGIN, personally known to me to be the same person whose name is subscribed to the foregoing instrument as having executed the same, 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 any uses and purposes therein set forth.

Given under my hand and Notarial Seal as of the 3th day of September, 2004.

"OFFICIAL SE 12"
SWAN S. SONG
Notary Public, State of Illinoir
My Commission Expires 02/04/2008

Notary Public

Future Taxes to Grantee's Address:

After Recording, Mail to:

Giles Flanagin & Michael Obloy 2201 W. Roscoe Chicago, Illinois 60618

Kristin 1. Vucinovich, Esq. Horwood Marcus & Berk Chartered 180 N. LaSal e Street, Suite 3700 Chicago, Illinois 50501

This instrument was prepared by: Horwood Marcus & Berk Chtd.

Whose address is: 180 N. LaSalle Street, Suite 3700, Chicago, Illinois 60601

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EUGENE "GENE" MOORE

RECORDER OF DEEDS/REGISTRAR OF TORRENS TITLES COOK COUNTY, ILLINOIS

GRANTOR/GRANTEE STATEMENT

The Grantor or his/her Agent affirms that, to the best of his/her knowledge, the name of the Grantor shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated September 2004	1/1/1
Signature	
Subscribed and sworn to before me by the said	Grantol or Agent
this 25th day of September, 2004	"OFFICIAL SEAL" SWAN S. SONG
Notary Public Swan Tong	Notary Public, State of Illinois My Commission Expires 02/04/2008

The Grantee or is/her Agent affirms and verifies that the nane of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Signature:

Grantor or Agent

"OFFICIAL SEAL"

SWAN S. SONG Notary Public, State of Illinois My Commission Expires 02/04/2008

Dated September 30, 2004

Subscribed and sworn to before me by the said

this 30th day of September, 2004

Notary Public / Wan /long

NOTE: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

118 NORTH CLARK STREET * CHICAGO, ILLINOIS 60602-1387 * (312) 603-5050 * FAX (312) 603-5063

167486/1/HM&B