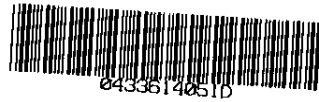


UNOFFICIAL COPY

**WARRANTY DEED
INDIVIDUAL TENANCY
ILLINOIS**



Doc#: 0433614051
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 12/01/2004 08:02 AM Pg: 1 of 2

UPON RECORDING MAIL TO:
Tanya S. Hurd-Jones, Esq.
517 E. 168th St.
South Holland, Illinois 60473

SEND SUBSEQUENT TAX BILLS TO:
Bobbie J. Simmons
8850 S. Racine Ave.
Chicago, Illinois 60620

The grantor, **Urban Investment Group, LLC**, an Illinois limited liability company, for and in consideration of Ten and no/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to **Bobbie J. Simmons**, of Chicago, Illinois, the following described real estate situated in the County of Cook, in the State of ILLINOIS, to wit:

LOT 11 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 8 IN E. L. BRAINERD'S SUBDIVISION OF BLOCKS 1 TO 8 AND 11 IN W. O. COLES SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 EXCEPT THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO:

(a) General real estate taxes not yet due and payable; (b) special governmental taxes or assessments for improvements not yet completed, if any; (c) unconfirmed special governmental taxes or assessments; (d) easements, covenants, conditions, restrictions and building lines of record; (e) Applicable zoning and building laws or ordinances; (f) Encroachments, if any; and (g) Acts done or suffered by Grantee.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Numbers: **25-05-115-033-0000** URBAN INVESTMENT GROUP, LLC, an Illinois limited liability company
25-05-115-034-0000

Address of real estate: **8850 S. Racine Ave.
Chicago, Illinois 60620**

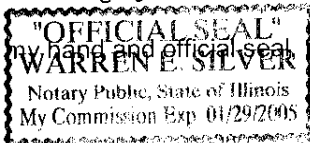
Dated this 21 day of October, 2004

By:
Craig Huffman
Its Manager

State of Illinois)
)SS
County of Cook)

Darvee Richardson
Its manager

I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Craig Huffman, personally known to me to be the same person whose names subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument in his capacity as Managers of Grantor and not individually, for the uses and purposes therein set forth.



Given under my hand and official seal, this 21st day of October, 2004.

Notary Public

My Commission Expires 1/29, 2005.


This instrument prepared by: Warren E. Silver, Esq., Suite 102, 1700 West Irving Park Road, Chicago, Illinois 60613

TICOP TITLE INSURANCE

UNOFFICIAL COPY

STATE TAX

STATE OF ILLINOIS



NOV. 18.04


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000024070

REAL ESTATE TRANSFER TAX
00155.00
FP 102809

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



NOV. 19.04


REVENUE STAMP

0000024004

REAL ESTATE TRANSFER TAX
00077.50
FP 326707

CITY TAX

CITY OF CHICAGO



NOV. 19.04

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000014981

REAL ESTATE TRANSFER TAX
01163.00
FP 102803

Property of Cook County Clerk's Office