

UNOFFICIAL COPY

ILLINOIS STATUTORY WARRANTY DEED
INDIVIDUAL TO INDIVIDUAL



Doc#: 0433622110
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/01/2004 10:05 AM Pg: 1 of 2

THE GRANTOR(S), **Nick Gellis and Betty Gellis, husband and wife, as tenants in common,**

of the Village of Tinley Park in the County of Cook, and State of Illinois, for and in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

CONVEY(S) and WARRANT(S) to

Tracy L. Cunningham, a single person,

whose address is: 135 Vail, Frankfort, Illinois 60423

the following described real estate, to-wit:

Unit C1D1 and Garage C1D2 together with its undivided percentage interest in the common elements in Hamilton Hills Condominium, as delineated and defined in the Declaration recorded as Document Number 92356786, in the Southwest 1/4 of Section 31, Township 36 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO:

FIRST AMERICAN TITLE

ORDER #

97076
1023

204

1. General real estate taxes not due and payable at the time of closing.
2. Building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record.
3. Zoning laws and ordinances which conform to the present usage of the premise.
4. Public and utility easements which serve the premises.
5. Public roads and highways, if any.
6. Party wall rights and agreements, if any.
7. Limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

situated in the Village of Tinley Park, County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

Permanent Tax Identification No. (s): 28-31-401-076-1028 Vol. 0035

Property Address: 6613 Martin France Circle, Unit 1D, Tinley Park, Illinois 60477

DATED this 1 day of NOVEMBER, 2004.

Nick Gellis

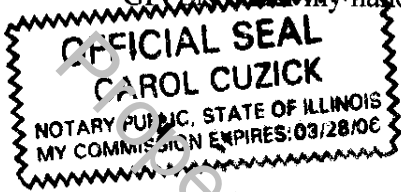
Betty Gellis

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County and State aforesaid, DO HEREBY CERTIFY that Nick Gellis and Betty Gellis, personally known to me to be the same persons whose name 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 seal this 1st day of November, 2004.



Carol Cuzick
Notary Public

PREPARED BY:

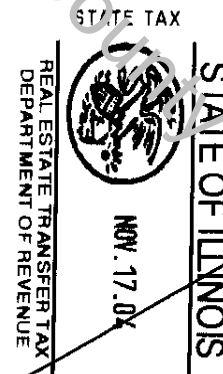
Peter N. Metrou
Law Offices of Peter N. Metrou
346 N. Lake Street
Aurora, Illinois 60506

SEND SUBSEQUENT TAX BILLS TO:

Tracy L. Cunningham
6613 Martin France Circle, Unit 1D
Tinley Park, Illinois 60477

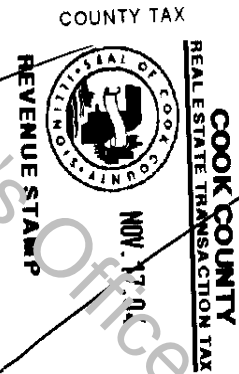
RETURN TO:

Mr. Ron Campbell
Attorney at Law
2940 W. 95th Street
Evergreen Park, Illinois 60805



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REAL ESTATE TRANSFER TAX
0016100
FP 103027



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REAL ESTATE TRANSFER TAX
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FP 103028