

UNOFFICIAL COPY

PREPARED BY:

Scott H. Reynolds, Esq.
Levenfeld Pearlstein
2 North LaSalle Street
13th Floor
Chicago, Illinois 60602



Doc#: 0435733277
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 12/22/2004 02:12 PM Pg: 1 of 3

WHEN RECORDED

RETURN TO:

RICHARD LADYKE
221 N. LA SALLE ST
SUITE 1200
CHICAGO, IL 60601

WARRANTY DEED

THE GRANTOR, Jim L Johnston as trustee of The Ridge Avenue Irrevocable Trust whose address is 4747 N. 1st Avenue, Tucson, Arizona, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS, TRANSFERS and WARRANTS to 37TH PLACE HOMES I LLC, an Illinois Corporation, whose address is 259 w. 31ST Street, Chicago, IL 60616, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

FOR LEGAL DESCRIPTION

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property Address: 3738-3740 S. Halsted / 1807-809 W. 37th Place
Chicago, Illinois

P.I.N. 17-32-416-018 /
17-32-416-019
17-32-416-020
17-32-416-021

THIS PROPERTY IS NOT SUBJECT TO HOMESTEAD RIGHTS

SUBJECT TO: SEE EXHIBIT "A"

AS OF
Dated: December 10, 2004

Jim L. Johnston as trustee
of The Ridge Avenue Irrevocable Trust

Box 400-CTCC

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STATE OF ARIZONA)
) ss.
 COUNTY OF Pima)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Jim L. Johnston, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that ~~he~~ he signed and delivered the said instrument as his ~~her~~ free and voluntary act, for the uses and purposes therein set forth, and in his capacity of trustee of the Ruff Avenue Trust.

Given under my hand and official seal; this 6 day of December, 2004.

Michelle A. Zano
 Notary Public

City of Chicago Real Estate
 Dept. of Revenue Transfer Stamp
 362549 \$5,625.00
 12/15/2004 13:51 Batch 03112 104



STATE OF ILLINOIS
 STATE TAX
 DEC. 21. 04
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE
 # 0000001876

REAL ESTATE TRANSFER TAX
0075000
FP 103024

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX
 DEC. 21. 04
 REVENUE STAMP
 # 0000001907

REAL ESTATE TRANSFER TAX
0037500
FP 103022

Send Future Tax Bills To:
37th PLACE HOMES II
259 W. 31 ST
CHICAGO, IL 60616

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Legal Description

LOTS 1,2,3 AND 4 IN THE SUBDIVISION OF LOTS 1 TO 4 INCLUSIVE IN BLOCK 13 IN GAGE AND OTHERS SUBDIVISION OF THE EAST ½ OF THE SOUTH EAST ¼ OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 17-32-416-018; 17-32-416-019; 17-32-416-020; 17-32-416-021

COMMONLY KNOWN AS: 807-809 West 37th Place, Chicago, IL 60609
3738-40 South Halsted, Chicago, IL 60609

Subject to: General Real Estate taxes for 2004 and subsequent years, including taxes which may accrue by reason of new or additional improvements; covenants, conditions and restrictions of record; easements of record and roads and highways; unrecorded leases and tenancies; terms, provisions and conditions as contained in the order entered February 26, 2004 in Case No. 02M1-405084; Proceedings pending in Case No. 04M1-402765 and lis pendens recorded relative thereto.