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UNOFFICIAL COPY

WARRANTY DEED

ILLINOIS STATUTORY
(Individual to Individual)



Doc#: 0506202046
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 03/03/2005 07:26 AM Pg: 1 of 2

MAIL TO:

BARRY C. MORGEN
7101 N. CICERO
LINCOLNWOOD, IL 60772

NAME & ADDRESS OF TAXPAYER:

623 Brummel LLC
6160 N. Cicero Avenue
Chicago, Illinois 60646

RECORDER'S STAMP

THE GRANTOR(S) Southbranch Investments, LLC an Illinois Limited Liability Co.
of the City of Chicago County of Cook State of Illinois
for and in consideration of 900,000 DOLLARS

and other good and valuable considerations in hand paid,
CONVEY(S) AND WARRANT(S) to 623 Brummel LLC, AN ILLINOIS LIMITED LIABILITY
COMPANY

(GRANTEES' ADDRESS) 6160 N. Cicero Avenue Chicago, IL
of the City of Chicago County of Cook State of Illinois
all interest in the following described real estate situated in the County of Cook, in the State of Illinois,
to wit:

- Parcel 1: Lot 41 in Howard Terminal Addition, being a Subdivision of the Southwest 1/4 of the Northeast 1/4 of Section 30, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.
- Parcel 2: Lot 42 in Howard Terminal Addition, being a subdivision of the Southwest 1/4 of the Northeast 1/4 of Section 30, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.
Pin 11-30-206-018 11-30-206-019

NOTE: If complete legal cannot fit in this space, leave blank and attach separate 8.5" x 11" sheet with a minimum of .5" clear margin on all sides.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 11-30-206-018, 11-30-206-019
Property Address: 623-631 Brummel Evanston IL 60201

Dated this 8th day of February 2005.
Southbranch Investments LLC (Seal) _____ (Seal)
James Prendergast (Seal) _____ (Seal)
Managing Member

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

COMPLIMENTS OF Chicago Title Insurance Company

UNOFFICIAL COPY

STATE OF ILLINOIS } ss.
County of Cook }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT James Prendergast, Managing member of Southbranch Investments, LLC personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the instrument as its 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 notarial seal, this 24th day of February, 2005.

Barry E. Morgen
Notary Public

My commission expires on , 19 .



CITY OF EVANSTON 016925
Real Estate Transfer Tax
City Clerk's Office

PAID FEB 23 2005 MOUNT \$ 4500.00
Agent CMD

Cook COUNTY - ILLINOIS TRANSFER STAMP

* If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME and ADDRESS OF PREPARER:
James Prendergast
1470 South Prairie
Chicago IL 60605

EXEMPT UNDER PROVISIONS OF PARAGRAPH SECTION 4,
REAL ESTATE TRANSFER ACT
DATE:

Signature of Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

WARRANTY DEED
ILLINOIS STATUTORY

FROM

Southbranch Investments LLC

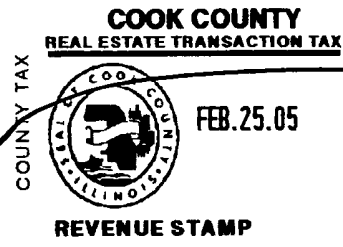
1470 S. Prairie Ave

Chicago, Illinois 60605

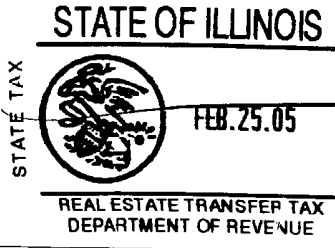
TO

623 Brummel LLC
6160 N. Cicero Avenue

inois 60646
Chicago IL



REAL ESTATE TRANSFER TAX
0045000
FP326707



REAL ESTATE TRANSFER TAX
0090000
FP 102809