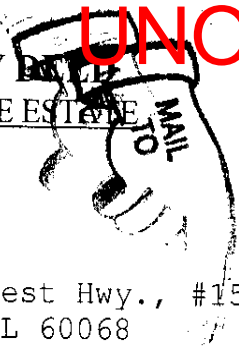


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Doc#: 0507444012  
Eugene "Gene" Moore Fee: \$28.50  
Cook County Recorder of Deeds  
Date: 03/15/2005 10:11 AM Pg: 1 of 3

WARRANTY DEED  
RESERVING LIFE ESTATE



MAIL TO:  
Marc L. Brown  
422 N. Northwest Hwy., #150  
Park Ridge, IL 60068

NAME AND ADDRESS OF TAXPAYER:

Frances Penna  
10020 Seymour  
Schiller Park, IL 60176

(For recorder's use only)

GRANTOR(S), Francis and Thelma Penna, Husband and Wife, of 10020 Seymour Avenue, Schiller Park, IL 60176, Cook County, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to

GRANTEE(S), Francis and Thelma Penna for life, remainder to Alice Russ, Leo Penna, Linda Olson, and James Penna, not as Tenants in Common, but as JOINT TENANTS, the following described real estate:

LOT 56 (EXCEPT THE WEST HALF) IN FREDERICK H. BARTLETT'S IRVING PARK AND LAGRANGE ROAD FARMS, BEING A SUBDIVISION OF THE SOUTH 417.42 FEET OF THE EAST 626.13 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN AND OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: A LIFE ESTATE RETAINED BY FRANCIS AND THELMA PENNA, GRANTORS, TO RUN CONSECUTIVELY. IT IS THE EXPRESS INTENTION OF THE GRANTORS THAT THE ENDING OF ONE LIFE ESTATE SHALL IN NO WAY AFFECT THE REMAINING GRANTOR'S LIFE ESTATE.

ALSO SUBJECT TO: (1) General real estate taxes for the year 2004 and subsequent years; (2) Covenants, conditions and restrictions of record.

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 not as Tenants in Common, but as JOINT TENANTS forever, SUBJECT TO: A LIFE ESTATE RETAINED BY GRANTOR(S).

Dated this 2nd day of March, 2005.

Francis Penna  
Francis Penna

Thelma Penna  
Thelma Penna

S. yes  
P. 3  
S  
M. yes  
CE

# UNOFFICIAL COPY

STATE OF ILLINOIS )

COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the said County and State aforesaid, do hereby certify Francis and Thelma Penna, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as having executed the same, 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 Notarial Seal this 2<sup>nd</sup> day of March, 2005.

OFFICIAL SEAL  
MARC L BROWN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 08-30-07



Notary Public

My commission expires: 8/20/07

Permanent Index Number: 12-16-314-017-0000

Property Address: 10020 Seymour Avenue, Schiller Park, IL 60176

COUNTY - ILLINOIS TRANSFER STAMPS

\*\*EXEMPT UNDER PROVISIONS OF SECTION 4(e) OF THE REAL ESTATE TRANSFER ACT. Date: 3/2/05

Representative: Marc L Brown, attorney

Prepared by:

Marc L. Brown, Esq.

422 N. Northwest Hwy., Ste. 150

Park Ridge, Illinois 60068

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name 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 and hold title to real estate in Illinois.

Dated: March 2, 20 05.

Signature: Dianna Mandile

Subscribed and sworn to before me by the said Dianna Mandile, this 2 day of March, 20 05



The Grantee or his Agent affirms that, to the best of his knowledge, the name 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 and hold title to real estate in Illinois.

Dated: March 2, 20 05.

Signature: Dianna Mandile

Subscribed and sworn to before me by the said Dianna Mandile, this 2 day of March, 20 05



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 Act.)

**EUGENE "GENE" MOORE**

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