

UNOFFICIAL COPY



Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Individual)**

8270853-
25021523 1063wca



Doc#: 0510133084
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 04/11/2005 10:41 AM Pg: 1 of 2

THE GRANTOR, Cross Road, Inc., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, **CONVEY(S) and WARRANT(S)** to **NANCY NEMECEK**, as Trustee of the **Nancy A. Nemecek Declaration of Trust dated March 17, 2005** the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

LOT 194 (EXCEPT THE EAST 10 FEET THEREOF) IN FLM TERRACE, BEING A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 (EXCEPT THE WEST 30 RODS THEREOF) OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 15-28-421-032-0000

Address of Real Estate: 907 East 31st Street, La Grange Park, Illinois 60526

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: General real estate taxes not due and payable at the time of closing; building laws and building ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways if any; party wall rights and agreements, if any; and limitations and conditions imposed by the Illinois Condominium Property and condominium declaration, if applicable.

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its **PRESIDENT**, and attested by its **SECRETARY** this 5th day of April, 2005.

Cross Road, Inc.

By John Marquez
JOHN MARQUEZ
PRESIDENT

Attest Gregory Jaroszewicz
GREGORY JAROSZEWICZ
SECRETARY

2K2

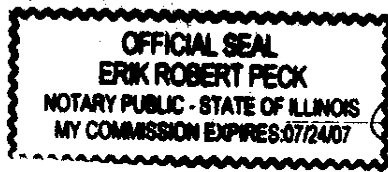
BOOK 313-07

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that JOHN MARQUEZ, personally known to me to be the PRESIDENT of the Cross Road, Inc., and GREGORY JAROSZEXICZ, personally known to me to be the SECRETARY of said corporation, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such JOHN MARQUEZ and PRESIDENT they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 5TH day of April, 2005



(Notary Public)

Prepared By: Erik R. Peck
47 South 6th Avenue
LaGrange, Illinois 60525

Mail To:
Sharon A. O'Shea, Esq.
O'Shea and O'Shea
7346 West Madison Street
Forest Park, IL 60130

Name & Address of Taxpayer:
NANCY NEMECEK
907 EAST 31ST STREET
LAGRANGE PARK, Illinois 60526

