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WARRANTY DEED ILLINOIS STATUTORY



Doc#: 0513035181
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 05/10/2005 09:40 AM Pg: 1 of 3

THE Grantor, **RANJEEV K. NANDA***and **BELINDA NANDA**, Husband and Wife of 1625 North Hermitage, Chicago, Cook County, Illinois for and in consideration of **TEN & 00/100 DOLLARS**, and other good and valuable consideration in hand paid, Conveys and Warrants to **ERIK FOSTER** and **COLLEEN FOSTER**, Husband and Wife, as Tenants by the Entirety and not as Joint Tenants or Tenants in Common, of 910 Lake Shore Drive, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: *A/K/A R K NANDA

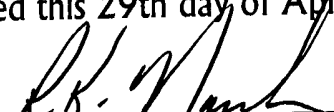
Legal Description Attached as Exhibit 'A'

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements, ~~existing leases and tenancies~~; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2004 and subsequent years;


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

PIN: 14-31-429-009-0000
ADDRESS: 1625 North Hermitage, Chicago, Illinois 60622

Dated this 29th day of April, 2005.



Ranjeev K. Nanda A/K/A R K NANDA



Belinda Nanda

2061064
MERCURY TITLE COMPANY, LLC
1073 KR

M.G.R. TITLE

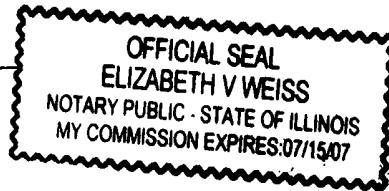
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STATE OF ILLINOIS, COUNTY OF COOK

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, Certify that RANJEEV K. NANDA* and BELINDA NANDA, Husband and Wife, personally known to me to be the same persons whose names 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. *A/K/A R K NANDA

Given under my hand and official seal this 29th day of April, 2005.

Elizabeth V. Weiss
Notary Public



Prepared By: Simon Edelstein
939 West Grace
Chicago, Illinois 60613

Mail To: Tony Barone
721 Enterprise Drive
Oak Brook, Illinois 60523

Name & Address of Taxpayer: Erik and Colleen Foster
1625 North Hermitage
Chicago, Illinois 60622

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
379194 \$8,955.00
05/09/2005 14:23 Batch 11816 47



STATE TAX



MAY.-9.05

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000079324

REAL ESTATE
TRANSFER TAX

01194.00

FP326669

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAY.-9.05

REVENUE STAMP

0000159211

REAL ESTATE
TRANSFER TAX

00597.00

FP326670

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LOT 71 IN FITCH'S RESUBDIVISION OF BLOCK 26 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN #: 14-31-429-009-0000

Commonly known as: 1625 NORTH HERMITAGE AVENUE
CHICAGO, Illinois 60622

Property of Cook County Clerk's Office