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UNOFFICIAL COPY



0513242000

After Recording Return to:

LAKESHORE TITLE AGENCY
1301 E. HIGGINS RD
ELK GROVE VILLAGE, IL 60007
05042024

Michelle Adams
1530 W. Fullerton
Chicago, IL 60647

Doc#: 0513242000
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 05/12/2005 07:09 AM Pg: 1 of 2

Send Subsequent Tax Bills to:
NICHOLAS CHRISTOPHER
JAIME CHRISTOPHER
2056 W. ARMITAGE, #D
CHICAGO, IL 60647

MAIL TO:
LAKESHORE TITLE AGENCY
1301 HIGGINS RD.
ELK GROVE VILLAGE, IL 60007

05042024

WARRANTY DEED

The GRANTORS,
EVAN M. SILVERMAN, MARRIED TO NICOLE SILVERMAN

of the City of **HIGHLAND PARK**, County of **LAKE**, State of Illinois for the consideration of TEN dollars (\$10.00), and other good valuable considerations in hand paid, CONVEY(S) and WARRANTS(S) to:

NICHOLAS CHRISTOPHER AND JAIME CHRISTOPHER, HUSBAND AND WIFE (GRANTEES)

not in Tenancy in Common, not in Joint Tenancy with full rights of survivorship, but as **TENANTS BY THE ENTIRETY**, all the interest in the following described Real Estate, the real estate situated in **COOK COUNTY, Illinois**, commonly known as:

2056 W. ARMITAGE, UNIT D, CHICAGO, IL 60647

legally described as:

(SEE ATTACHED EXHIBIT "A")

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, not as Joint Tenants but as **TENANTS BY THE ENTIRETY** forever.

Subject to:

2nd installment of 2004 taxes and thereafter; Covenants, conditions, restrictions, rights of way and easements appearing of public records; building lines; terms and provisions contained in and easements established by the Declaration of Covenants, Conditions, Restrictions and Easements for the Armitage Park Townhouses recorded June 11, 1998 as Document No. 98491837 as amended from time to time; covenants recorded May 6, 1997 as Document No. 98491837 as amended from time to time; covenants recorded May 6, 1997 as Document No. 97317016; and terms, conditions and provisions set forth in Driveway Easement recorded July 24, 1997 as Document No. 97536884.

PINS: 14-31-139-004-0000; 14-31-139-005-0000; 14-31-139-006-0000; 14-31-139-007-0000

Dated this day: **April 26, 2005**

Evan M. Silverman

EVAN M. SILVERMAN

Nicole Silverman

NICOLE SILVERMAN

3/14

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State of Illinois, County of COOK, SS., I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **EVAN M. SILVERMAN AND NICOLE SILVERMAN**, personally known to me to be the same person(s) whose names(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given my hand and official seal, this day: 4/26/04



Notary Public

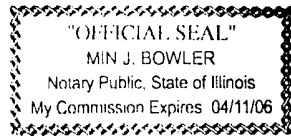
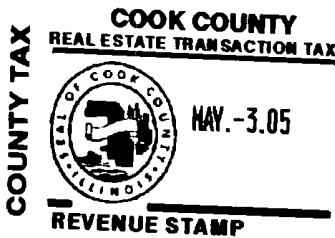


EXHIBIT "A"

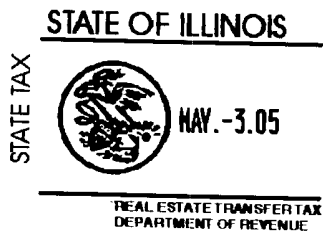
PARCEL 1: THE NORTH 19.60 FEET OF THE SOUTH 80.05 FEET OF THAT PART OF THE WEST 42.20 FEET OF THE FOLLOWING DESCRIBED TRACT: LOTS 5, 6, 7, 8 AND 9 IN BLOCK 9 IN SHERMAN'S ADDITION TO HOLSTEIN, SAID ADDITION BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, UTILITIES, USE ENJOYMENT AND ENCROACHMENTS AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR ARMITAGE PARK TOWNHOUSES, RECORDED AS DOCUMENT NO. 98491837.



REAL ESTATE TRANSFER TAX
00257.50
FP326670

0000158347



REAL ESTATE TRANSFER TAX
00515.00
FP326669

0000079284

City of Chicago
Dept. of Revenue
379366
05/10/2005 14:34 Batch 10220 89



Real Estate
Transfer Stamp
\$3,862.50