

# UNOFFICIAL COPY



0518941104D

05255

## Warranty Deed Statutory (ILLINOIS) (General)

Doc#: 0518941104  
Eugene "Gene" Moore Fee: \$26.00  
Cook County Recorder of Deeds  
Date: 07/08/2005 12:38 PM Pg: 1 of 2

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

### THE GRANTOR (NAME AND ADDRESS)

River Group, Inc., 7303 N. Cicero,  
Ste B, Lincolnwood IL 60712., a  
corporation organized and existing by  
virtue of the laws of the State of  
Illinois and authorized to do business  
in the State of Illinois, and pursuant  
to authority of the Board of Directors.

of the City of Lincolnwood County of Cook, State of Illinois  
for and in consideration of ten DOLLARS, and no/100----- in hand paid, CONVEY and  
WARRANT to Lee Neely and Ruth Neely, 5712 S. Winchester Ave. Chicago, IL 60636

### (NAMES AND ADDRESSES OF GRANTEES)

the following described Real Estate situated in the County of cook in the State of Illinois, to wit: (See reverse side for legal description.) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: General taxes for \_\_\_\_\_ and subsequent years and

Permanent Index Number (PIN): 25-28-208-003-0000

Address(es) of Real Estate: 12011 S. Stewart Ave., Chicago IL 60628

DATED this 25th day of May 2005

PLEASE  
PRINT OR  
TYPE NAME(S)  
BELOW  
SIGNATURE(S)

Greg Bingham (SEAL)  
River Group Inc, by Greg Bingham, President  
as his attorney in fact (SEAL)

Greg Bingham (SEAL)  
River Group Inc, by Greg Bingham, Secretary  
as his attorney in fact (SEAL)

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



Ann Kam  
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 she signed, sealed  
and delivered the said instrument as her free and voluntary act, for the uses and  
purposes therein set forth, including the release and wavier of the right of homestead.

Given under my hand and official seal, this 25th day of May 2005  
Commission expires 2/18 2007  
Ann Kam  
NOTARY PUBLIC



This instrument was prepared by Kann & Associates, 621 Martin Lane, Deer Park, Illinois  
(NAME AND ADDRESS)

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## LEGAL DESCRIPTION

of premises commonly known as 12011 S. Stewart Ave., Chicago IL 60628

ALL THAT CERTAIN PARCEL FO LAND SITUATE IN THE COUNTY OF COOK, STATE OF ILLINOIS, BEING KNOWN AND DESIGNATED AS LOT 34 AND THE NORTH 6 1/4 FEET OF LOT 33 IN BLOCK 21 OF WEST PULLMAN IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER SECTION 28, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS.


City of Chicago  Real Estate  
 Dept. of Revenue  Transfer Stamp  
**387640** **\$1,312.50**  
 07/08/2005 11:10 Batch 00797 58

**COOK COUNTY**  
**REAL ESTATE TRANSACTION TAX**

COUNTY TAX  JUL.-8.05  
 REVENUE STAMP # 0000165522

<b>REAL ESTATE TRANSFER TAX</b>
00087.50
FP326670

**STATE OF ILLINOIS**

STATE TAX  JUL.-8.05 # 0000062779

<b>REAL ESTATE TRANSFER TAX</b>
00175.00
FP326669

REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

SEND SUBSEQUENT TAX BILLS TO:

Mail to: *Lee Neely*  
 (Name)  
*5712 S. Winchester Ave.*  
 (Address)  
*Chicago, IL 60636*  
 (City, State and Zip)

*Lee Neely*  
 (Name)  
*5712 S. Winchester Ave.*  
 (Address)  
*Chicago, IL 60636*  
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_