



Doc#: 0524942141 Fee: \$30.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 09/08/2005 03:28 PM Pg: 1 of 4

WARRANTY DEED

Prepared By:

Jacqueline Shim Bryant, Esq.
460 W. Barry Avenue
Chicago, IL 60657

After Recording, Mail To:

Jacqueline Shim Bryant, Esq.
460 W. Barry Avenue
Chicago, IL 60657

Mail Tax Bills To:

Philip F. Denny
3306 N. Oakley
Chicago, IL 60657

THE GRANTOR, **BD CHICKENBONE, LLC**, a Delaware limited liability company authorized to do business in the State of Illinois, having its principal Illinois place of business at One North Wacker Drive, Suite 4055, Chicago, Illinois 60606, for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, GRANTS AND CONVEYS to GRANTEE:

PHILIP F. DENNY, married to ~~Kate Denny~~
1821 W. Nelson, Chicago, Illinois 60657

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

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 forever.

Subject to: General real estate taxes for the year 2004 and subsequent years, not yet due and payable; covenants, conditions and restrictions of record; public and utility easements; unconfirmed special governmental taxes or assessments; building lines and easements, if any, which do not interfere with the current use and enjoyment of the real estate.

YKJ

FIRST AMERICAN
File # 990746

2072

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Property of Cook County Clerk's Office

STATE TAX

STATE OF ILLINOIS

AUG. 23. 05

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000017635

REAL ESTATE TRANSFER TAX
00556,50
FP 103027

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX

AUG. 23. 05

REAL ESTATE TRANSFER TAX
REVENUE STAMP

000017671

REAL ESTATE TRANSFER TAX
00278,25
FP 103028

CITY TAX

CITY OF CHICAGO

AUG. 23. 05

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

000017467

REAL ESTATE TRANSFER TAX
04173,75
FP 102812

UNOFFICIAL COPY

Permanent Real Estate Index Number: 14-19-317-036-0000
Address of Real Estate: 3306 N. Oakley, Chicago, IL 60657

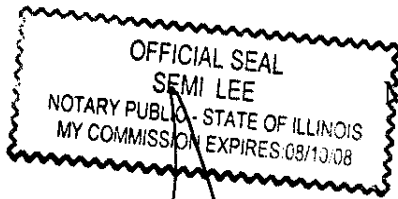
DATED this 22 day of July, 2005.

Catherine M. Denny by Bryant,
BD CHICKENBONE, LLC, a Delaware limited liability company
By: **Catherine M. Denny, It's Manager**

State of IL, County of COOK) ss.

I, the undersigned, a Notary Public in and for the county and state aforesaid, DO HEREBY CERTIFY that **CATHERINE M. DENNY, not individually but as manager of BD CHICKENBONE, LLC**, personally known or proven 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Jacqueline Shim Bryant, Esq. her atty in fact
Given under my hand and official seal, this 22nd day of July, 2005.



My Commission expires 8/10/08

Notary Public

UNOFFICIAL COPY

LEGAL DESCRIPTION - EXHIBIT A

Legal Description: Lot 32 in Block 10 in C.T. Yerke's Subdivision of Blocks 33, 34, 35, 36, 41, 42, 43 and 44 in the subdivision of Section 19, Township 40 North, Range 14, East of the Third Principal Meridian (except the Southwest 1/2 of the Northeast 1/4 thereof and the Southeast 1/4 of the Northwest 1/4 thereof and the East 1/2 of the Southeast 1/4 thereof) in Cook County, Illinois.

Permanent Index #'s: 14-19-317-036-0000 Vol. 482

Property Address: 3306 N. Oakley, Chicago, Illinois 60657

Property of Cook County Clerk's Office