

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 0604743174 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/16/2006 08:59 AM Pg: 1 of 2

THE GRANTORS, Joseph R. Ippolito and Joyce R. Ippolito, as joint tenants, of the Village of Orland Park, County of Cook and State of Illinois for and in consideration of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Bernier-Ryan Enterprises, LLC, Orland Park, Illinois, as grantees, the following described Real Estate situated in the County of Cook, and State of Illinois, to wit:

CTOP 26004502 8290899  
UNIT NUMBER 7, IN 15311-29 S. 70<sup>TH</sup> COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 5 AND 6 IN HARLEM AVENUE BUSINESS CENTER SUBDIVISION OF PART OF THE NORTHWEST ¼ OF SECTION 18, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 90073687 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS.

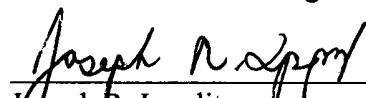
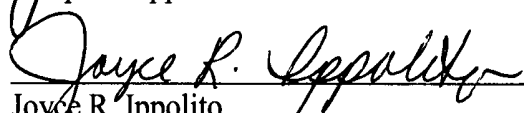
Subject to, if any: (a) general taxes for the year 2005 and subsequent years; (b) building lines and building restrictions of record; (c) zoning and building laws and ordinances; (d) public and utility easements; (e) covenants and restrictions of record as to use and occupancy; (f) party wall rights and agreements, if any; (g) existing leases or tenancies; (h) mortgage or trust deed, if any; as specified in paragraph 2 above; (i) acts done or suffered by or through the grantees.

Permanent Index Number: 28-18-100-050-1007

Commonly Known As: 15327 S. 70<sup>th</sup> Court, Orland Park, Illinois 60462.

Address of Real Estate: 15327 S. 70<sup>th</sup> Court, Orland Park, Illinois 60462.

In Witness Whereof, said Grantors have caused their names to be signed to this warranty deed as of this 31st day of January, 2006.

  
\_\_\_\_\_  
Joseph R. Ippolito  
  
\_\_\_\_\_  
Joyce R. Ippolito

BOX 334 CTI

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF Cook )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Joseph R. Ippolito and Joyce R. Ippolito, 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 and delivered the said instrument, as their free and voluntary act.

Given under my hand and official seal this 31<sup>st</sup> day of January, 2006.

Notary Public  
My commission expires: 1/02/07

**Official Seal**  
Nicole M. Holloway  
Notary Public - State of Illinois  
My Commission Expires 1-02-07

This instrument was prepared by and after recording mail to:

Marc J. Blumenthal  
Attorney at Law  
355 W. Dundee Road  
Suite 200  
Buffalo Grove, Illinois 60089  
847/808-7090 Ext. 303  
#05-281

Send subsequent tax bills to:  
Bernier-Ryan Enterprises, LLC  
15327 S. 70<sup>th</sup> Court  
Orland Park, Illinois 60462

