

# UNOFFICIAL COPY

134231 (3) of 4  
AMERICAN TITLE order #

## WARRANTY DEED ILLINOIS STATUTORY Individual



Doc#: 0607640015 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/17/2006 09:22 AM Pg: 1 of 3

THE GRANTOR(S) Alisa Wanger Spiegel, married to David Spiegel, of the Village of Forest Park, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Nello V. Ferrara, II, unmarried, of 7301 W. Harrison, Forest Park, IL 60130 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

SUBJECT TO: Covenants, conditions and restrictions of record, private public and utility easements and roads and highways, party wall rights and agreements, general taxes for the year 2005 and subsequent years; and Declaration of Condominium recorded October 23, 2003 as document 0329618086, and the Condominium Property Act.

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

Permanent Real Estate Index Number(s): 15-12-411-026-1021

Address(es) of Real Estate: 7314 Circle Avenue, Unit 2P, Forest Park, IL 60130

Dated this 28 day of February, 20 06

  
Alisa Wanger Spiegel

  
David Spiegel

VILLAGE OF  
FOREST PARK  
PROPERTY COMPLIANCE  
No. **1904**

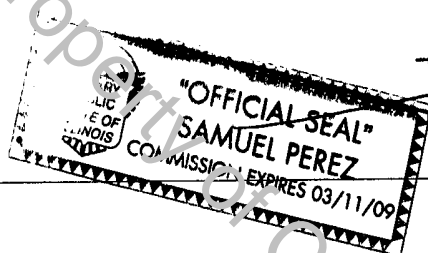
2-21-06  
Approved/Date

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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, CERTIFY THAT Alisa Wanger Spiegel and David Spiegel personally known to me to be the same person(s) whose name(s) 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.

Given under my hand and official seal, this 28th day of FEBRUARY, 20 06.



[Signature] (Notary Public)

**Prepared by:**

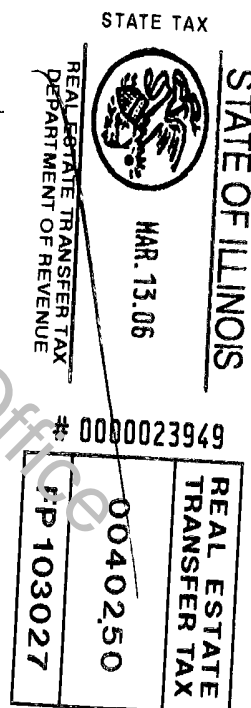
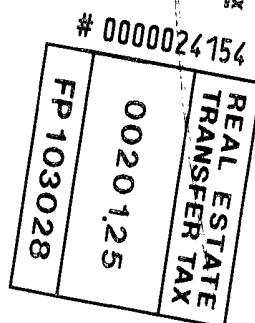
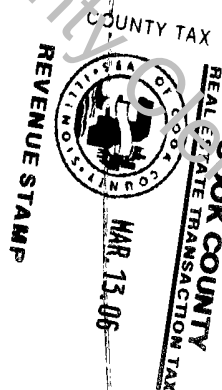
Tom Loukas  
Loukas Law, LLC  
4061 North Milwaukee Ave  
Chicago, IL 60641

**AFTER RECORDING**

Mail To:

**Name and Address of Taxpayer:**

Nello V. Ferrara, II  
7314 Circle Avenue  
Unit 2P  
Forest Park, IL 60130



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LEGAL DESCRIPTION - EXHIBIT A

Legal Description: Unit 2-P in Franklin Club Townhouse Condominium, as delineated on the survey of the following described real estate:

Lot 1 (except that part described as follows: Beginning at the Northeast corner of said lot; thence South along the East line of said lot, a distance of 100.00 feet (the East line of said lot also being the West line of Marengo Avenue); thence West parallel with the South line of said lot, a distance of 58.0 feet to a point on the West line of said lot; thence North along the West line of said lot, a distance of 64.56 feet to the Northwestern corner of said lot; thence Northeasterly along the northwesterly line of said lot being a curved line convex Northwesterly and having a radius of 1034.0 feet, an arc distance of 67.83 feet to the place of beginning (the Northwesterly line of said lot also being the Southeasterly line of Circle Avenue)) together with all of Lots 2 and 3 in Block 3 in Railroad Addition to Harlem in the Southeast Quarter of Section 12, Township 39 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded November 26, 1858 in Book 160 of maps, Page 5, in Cook County, Illinois.

Which survey is attached to the Declaration of Condominium recorded as 0329618086 and amendments thereto, together with said units undivided percentage interest in the common elements.

Permanent Index #'s: 15-12-111-026-1021 Vol. 0163

Property Address: 7314 Circle Unit 2P, Forest Park, Illinois 60130

Property of Cook County Clerk's Office