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WARRANTY DEED

FIRST AMERICAN
File # 1216000
214



Doc#: 0608602054 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/27/2006 08:10 AM Pg: 1 of 3

SEND SUBSEQUENT TAX BILLS
TO GRANTEE'S ADDRESS:

2023 W. School LLC
c/o John Grant
3326 N. Bell
Chicago, IL 60618

THE GRANTORS, TIMOTHY B. SELOVER AND KATHLEEN MCGOVERN, husband and wife, of the City of Chicago, County of Cook, 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 2023 W. SCHOOL, LLC., the fee simple interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION: See attached Exhibit "A"


Subject to: General real estate taxes not due and payable at time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.


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 forever.

Permanent Real Estate Index Number: 14-19-327-021-0000

Address of Real Estate: 2023 W. School, Chicago, Illinois 60618

DATED this 1st day of March, 2006.


Timothy B. Selover


Kathleen McGovern

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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that TIMOTHY B. SELOVER and KATHLEEN McGOVERN personally known to me to be the same person(s) whose names 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 under my hand and official seal, this 1st day of March, 2006.

Catherine McCrory
 NOTARY PUBLIC



Prepared by:

Catherine S. McCrory
 Attorney at Law
 339 S. Sixth Avenue
 La Grange, Illinois 60525

MAIL TO:

Jeffrey S. Evans
5701 N. Ashland, 305
Chicago, IL 60660

STATE TAX

STATE OF ILLINOIS

REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

MAR. 16. 06

0000024104

REAL ESTATE TRANSFER TAX	00540.00
FP 103027	

COUNTY TAX

COOK COUNTY

REAL ESTATE TRANSACTION TAX

REVENUE STAMP

MAR. 16. 06

0000024309

REAL ESTATE TRANSFER TAX	00270.00
FP 103028	

CITY TAX

CITY OF CHICAGO

MAR. 16. 06

REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

REAL ESTATE
TRANSFER TAX

04050.00

FP 102812

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LEGAL DESCRIPTION - EXHIBIT A

Legal Description: LOT 45 IN SUB BLOCK 1 IN OSCAR CHARLES SUBDIVISION OF BLOCK 48 IN SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 14-19-327-021-0000 Vol. 0482

Property Address: 2023 West School, Chicago, Illinois 60618

Property of Cook County Clerk's Office