

# UNOFFICIAL COPY



Doc#: 0611626086 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/26/2006 09:43 AM Pg: 1 of 4

This document prepared by: )  
Jay A. Rosenberg, )  
Attorney at Law )  
Jay A. Rosenberg, LPA )  
One Financial Way )  
Suite 312 )  
Cincinnati, Ohio 45242 )  
513-792-6729 )

-----Above This Line Reserved For Official  
Use Only-----

(Parcel Identification Number) 14-18-216-  
024-0000

1022 WARRANTY DEED  
3120039 Box 441

166  
3 PG  
CA.

THE GRANTORS Ray A. Angeli as Trustee of the Ray A. Angeli Trust dated February 6, 2004 as to the property described below, as to an undivided 50% interest and Kim Thorstenson, as Trustee of the Kim Thorstenson Trust dated February 9, 2004, as to the property described below an undivided 50% interest, whose address is 4541 N. Hermitage, Chicago, IL 60640 for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto Ray A. Angeli and Kim Thorstenson, whose address is 4541 N. Hermitage, Chicago, IL 60640, hereinafter "Grantees", the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

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LOT 7 IN CITY HOMES RESUBDIVISION NO. 1, A RESUBDIVISION OF LOTS 1 THROUGH 6 AND LOTS 21 THROUGH 24 IN BLOCK 11 IN RAVENSWOOD SUBDIVISION IN PART OF SECTIONS 17 AND 18 IN TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED AND FILED JULY 21, 1986 AS DOCUMENT NO. 86-305991 AND LR-3532601 IN COOK COUNTY, ILLINOIS.

PIN: 14-18-216-024-0000

CKA: 4541 NORTH HERMITAGE, CHICAGO, IL, 60640

hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois.

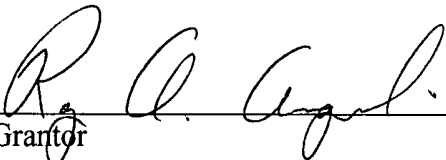
Prior instrument reference: Book \_\_\_\_, Page \_\_\_\_, of the Recorder of Cook County, Illinois.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

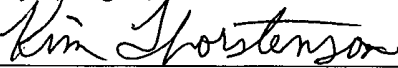
TO HAVE AND TO HOLD same unto Grantees, and unto Grantees assigns forever, with all appurtenances thereunto belonging.

GRANTORS does for Grantors and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEES that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors has a good right to sell and convey the same as foresaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor's hands this the 19 day of April, 2006.

  
 \_\_\_\_\_  
 Grantor

Ray A. Angeli, Trustee

  
 \_\_\_\_\_  
 Grantor

Grantor

Kim Thorstenson, Trustee

STATE OF ILLINOIS  
 COUNTY OF wdh

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Ray A. Angeli as Trustee of the Ray A. Angeli Trust dated February 6, 2004 in the property described above as to an undivided 50% interest and Kim Thorstenson, as Trustee of the Kim Thorstenson Trust dated February 9, 2004, in the property described above as to an undivided 50% interest personally known to me to be the same persons whose name are subscribed to the

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foregoing instrument, appeared before me this day in person, and acknowledged that \_\_\_\_\_ signed, sealed and delivered the said instrument as \_\_\_\_\_ 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 notarial seal this the 19<sup>th</sup> day of April, 2006.

(SEAL)



[Signature]  
Notary Public

Daniel R. Heise  
Print Name

COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4, REAL ESTATE TRANSFER ACT.

DATE: 4/19/06  
[Signature]  
Buyer, Seller or Representative

**Grantor(s) Name, Address, phone:**  
Ray A. Angeli and Kim Thorstenson  
4541 N. Hermitage  
Chicago, IL 60640

**Grantee(s) Name, Address, phone:**  
Ray A. Angeli and Kim Thorstenson  
4541 N. Hermitage  
Chicago, IL 60640

\_\_\_\_\_  
**SEND TAX STATEMENTS TO GRANTEES**

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a Land Trust is either a natural person, an Illinois corporation or Foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date April 19, 2006 Signature: [Signature]  
Grantor or Agent:

Subscribed and sworn to before me by the said \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 2005

Notary Public \_\_\_\_\_



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a Land Trust is either a natural person, an Illinois corporation or Foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date April 19, 2006 Signature: [Signature]  
Grantor or Agent:

Subscribed and sworn to before me by the said \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 2005

Notary Public \_\_\_\_\_



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)