

# UNOFFICIAL COPY

## WARRANTY DEED STATUTORY (ILLINOIS) (General)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.



Doc#: 0615908025 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/08/2006 09:29 AM Pg: 1 of 2

TICOR TITLE

**THE GRANTORS,**  
**MAURICE E. PHELAN, JR., also known**  
**as MAURICE E. PHELAN and**  
**JEANNE A.E. PHELAN, also known as**  
**JEANNE PHELAN, husband and**  
**wife,**

(The Above Space For Recorder's Use Only)

of the City of Lemont, State of Illinois, for and in consideration of Ten (\$10.00) and NO/100 DOLLARS, in hand paid, CONVEYS and WARRANTS to **JOHN TRACY and LISA TRACY**, his wife, of 1620 Sunnyside, Westchester, Illinois 60159, to have and to hold as husband and wife, not as tenants in common, not as joint tenants, but as tenants by the entirety forever, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (See Reverse side for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: The Second Installment of General Real Estate Taxes for the year 2005 and subsequent years; covenants, conditions, restrictions, and easements of record.

Permanent Index Number (PIN): 22-28-304-003-0000

Address(s) of Real Estate: 1131 Covington Drive, Lemont, Illinois 50439

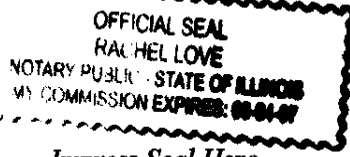
Please print or *Maurice E. Phelan* (Seal)  
type name(s) MAURICE E. PHELAN, JR.

DATED this 31<sup>st</sup> day of MAY, 2006.

below  
signature(s) *Jeanne Phelan* (Seal)  
JEANNE PHELAN

DATED this 31<sup>st</sup> day of MAY, 2006.

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **MAURICE E. PHELAN, JR. and JEANNE PHELAN**, 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, 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.



Impress Seal Here

Given under my hand and official seal, this 31<sup>st</sup> day of May, 2006  
Commission expires 6/4, 2007 *Rachel Love*  
Notary Public


This instrument was prepared by: THE LAW OFFICES OF MAURICE E. PHELAN, LTD. 9759 Southwest Highway, Oak Lawn, Illinois 60453, (708) 425-8060


SEE REVERSE SIDE

**UNOFFICIAL COPY*****Legal Description***

of premises commonly known as 1131 Covington Drive, Lemont, Illinois 60439.

LOT 90 IN COVINGTON KNOLL'S SUBDIVISION UNIT 1, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 29, 1995 AS DOCUMENT NUMBER 95419213, IN COOK COUNTY, ILLINOIS.

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	STATE OF ILLINOIS	# 0000000635	REAL ESTATE TRANSFER TAX
	JUN. - 7.06		0045750
	FP 103036		

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX	# 0000000541	REAL ESTATE TRANSFER TAX
	JUN. - 7.06		0022875
	FP 103047		

**SEND SUBSEQUENT TAX BILLS TO:**

**MR. AND MRS JOHN TRACY**

**1131 COVINGTON DRIVE**

**LEMONT, ILLINOIS 60439**

*Mail to:*

*Mary K. Farrell Tracy  
Farrell, Tracy And Farrell*

*10610 S. Cicero OR RECORDER'S OFFICE BOX NO.  
Oak Lawn, IL 60453*