



Doc#: 0618420047 Fee: \$26.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/03/2006 07:35 AM Pg: 1 of 2

WARRANTY DEED  
ILLINOIS STATUTORY

Prepared by & Mail to:  
Peter Fricano  
2190 Gladstone Ct., Ste A  
Glendale Heights, IL 60139

The Grantor, BOYCE E. JAMES, married to Saiqa K. James, 2403C W. Flournoy, Chicago, IL 60612, of the County of Cook, for and in consideration of TEN (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to WAYNE HUMMER TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER LFT 1625 DATED 11/9/01, 440 W. Lake Street, Antioch, IL 60002, of the County of Lake, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

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

Permanent Real Estate Index Number: 16-15-407-057-1006  
Address of Real Estate: 2403C W. Flournoy, Chicago, IL 60612

Dated this 3rd day of MAY, 2006.

B. James  
BOYCE E. JAMES

Saiqa K. James  
SAIQA K. JAMES

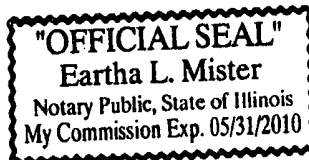
STATE OF ILLINOIS, COUNTY OF COOK )ss.

I, the undersigned, a Notary Public in and for said County, the State aforesaid, certify that Boyce E. James and Saiqa K. James, 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.

Given under my hand and official seal, this 3rd day of MAY, 2006.

Eartha L. Mister  
Notary Public

Name & Address of Taxpayer:  
Wayne Hummer Trust Company, 440 W. Lake St., Antioch, IL 60002



File Number: TM210472

# UNOFFICIAL COPY


## LEGAL DESCRIPTION

Unit 2403-C in Lexington Commons Condominium, as delineated on the survey of certain lots in Spafford and Fox's Subdivision of the Northeast 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 13, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership recorded December 15, 1998 as document 08139798 in Cook County, Illinois, together with an undivided percentage interest in the common elements appurtenant to said Unit, as set forth in said Declaration as amended from time to time.

**Commonly known as:** 2403C West Flournoy Street  
Chicago IL 60612

STATE TAX

**STATE OF ILLINOIS**

 JUN.22.06


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000033942

REAL ESTATE TRANSFER TAX
00200.00
FP 102804

COUNTY TAX

**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX

 JUN.22.06


REVENUE STAMP

# 0000033926

REAL ESTATE TRANSFER TAX
00100.00
FP 102810

CITY TAX

**CITY OF CHICAGO**

 JUN.22.06

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000018685

REAL ESTATE TRANSFER TAX
01500.00
FP 102807