

# UNOFFICIAL COPY

**WARRANTY DEED**  
**Illinois Statutory**

6003088

Mail to:

~~Mr. Joseph Fazio~~ **JOSEPH KOSTECK**  
**Kosteck & Allen**  
**9944 S. Roberts Road, Suite 108**  
**Palos Hills, Illinois 60465**

Name and address of taxpayer:

**Daniel and Jennifer Larmon**  
**15519 S. Keating Avenue, Unit B**  
**Oak Forest, Illinois 60452**



Doc#: **0620512093** Fee: **\$26.50**  
Eugene "Gene" Moore RHSP Fee: **\$10.00**  
Cook County Recorder of Deeds  
Date: 07/24/2006 12:56 PM Pg: 1 of 2

THE GRANTOR(S), Christopher T. Novak and Elizabeth L. Novak, husband and wife, of the City of Oak Forest, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Daniel M. Larmon and Jennifer R. Larmon, husband and wife, of the City of Oak Forest, and State of Illinois AS TENANTS BY THE ENTIRETY any and all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**PARCEL 1: UNIT 15519-B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN CHELKSIDE CONDOMINIUMS, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 98548973, IN THE WEST 1/2 OF SECTION 15 AND THE EAST 1/2 OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT OF EASEMENT MADE BY AND BETWEEN BRIGHAM CONSTRUCTION COMPANY INC. RECORDED 9/9/97 AS DOCUMENT NO. 97660876 FOR INGRES AND EGRESS OVER THE FOLLOWING DESCRIBED LAND: THE WEST 20 FEET OF LOTS 1 THROUGH 5 (BOTH INCLUSIVE) TOGETHER WITH THE WEST 20.0 FEET OF THE NORTH 20.0 FEET OF LOT 6 IBN BLOCK 29 IN ARTHUR T. MCINTOSH AND COMPANY'S CICERO AVENUE SUBDIVISION IN THE WEST 1/2 OF SECTION 15 AND THE EAST 1/2 OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINIOS.

**SUBJECT TO:** General Real Estate Taxes for year 2005 and subsequent years, building, building lot lines and use or occupancy restrictions, covenants and conditions of record, building and zoning laws and ordinances, visible public roads and highways and easements therefore, easements for public utilities which do not underlie the improvements upon the property, drainage ditches, feeders, laterals and drain tile, pipe or other conduit, acts of grantees hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: **28-15-300-043-1008**  
Common Address: **15519 S. Keating Avenue, Unit B**  
**Oak Forest, Illinois 60452**

Dated this \_\_\_\_\_ day of July, 2006,

Christopher T. Novak

Elizabeth L. Novak

Signing solely for the purpose of waiving  
Any and all homestead rights

**Specialty Title Services, Inc.**  
**123 W. Madison Street**  
**Suite 205**  
**Chicago, IL 60602**

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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 \_\_\_\_\_ is/are 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 a 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 seal this 12th day of July, 2006.

**ANTHONY S. HUI**  
**Notary Public, State of Illinois**  
 My Commission Expires September 3, 2019

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

This instrument prepared by:

Anthony S. Hui, Esq.  
 LAW OFFICES OF HUI & ASSOCIATES, LLC  
 665 Pasquinelli Drive, Suite 206  
 Westmont, Illinois 60559

