

4373400 MEA (1/4)
WARRANTY DEED

UNOFFICIAL COPY

Illinois Statutory
(JOINT TENANTS)

GIT

MAIL TO:

Percy V. Coleman
12842 South Morgan
Chicago, Illinois 60628



Doc#: 0631347135 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/09/2006 11:57 AM Pg: 1 of 5

NAME & ADDRESS OF TAXPAYER:

Percy V. Coleman
12842 South Morgan
Chicago, IL 60628

THE GRANTOR(S), MOHAMMED TARAWNEH AND YAHIA KHUDEIRA of _____, Illinois, for and in consideration of TEN and 00/100 DOLLARS (\$10.00) IN HAND PAID, CONVEY(S) and WARRANT(S) to GRANTEE....

PERCY COLEMAN

12842 So. Morgan
Chicago, IL 60628

OF

The following described Real Estate situated in the County of Cook, State of Illinois, to wit: (See reverse side of this instrument for **Legal Description**), subject to general taxes not yet due and payable; building lines and restrictions of record; zoning and building laws and ordinances; private, public and utility assessments; covenants and restrictions of record as to use and occupancy, party wall rights, if any, acts done or suffered by or through Grantees, 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** said premises in Fee Simple, Subject to General taxes for 2006 and subsequent years.

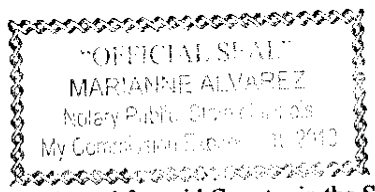
THIS IS NON HOMESTEAD PROPERTY

Dated this 30th day of OCTOBER 2006.

Mohammed Tarawneh (SEAL)
MOHAMMED TARAWNEH

Yahia Khudeira (SEAL)
YAHIA KHUDEIRA

State of Illinois)
) SS
County of Cook)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT MOHAMMED TARAWNEH AND YAHIA KHUDEIRA, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day, and acknowledged that he/they signed, sealed and delivered the instrument as his/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 notarial seal, this 30th day of October, 2006.

Marianne Alvarez
Notary Public

This Instrument prepared by: THE LAW OFFICE OF SAM S. ZEGAR, P.C., ATTORNEY AT LAW LOCATED AT 8938 SOUTH RIDGELAND,
SUITE 103, OAK LAWN, ILLINOIS 60453.

UNOFFICIAL COPY

LEGAL DESCRIPTION


Premises commonly known as: 13350 S. HALSTED
RIVERDALE, ILLINOIS


PERMANENT INDEX NUMBER: 25-32-401-021

LEGAL DESCRIPTION

SEE ATTACHED

Property of Cook County Clerk's Office

STATE TAX  NOV.-1.06 REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000038655	REAL ESTATE TRANSFER TAX
		00300.00
		FP 103014

COUNTY TAX  NOV.-1.06 REVENUE STAMP	# 0000038377	REAL ESTATE TRANSFER TAX
		00150.00
		FP 103017

Cook County - State of Illinois Transfer Stamp

Exempt under provisions of paragraph _____ Section 4,
Real Estate Transfer Act

Date: _____

Signature of Buyer, Seller or
Representative

UNOFFICIAL COPY

ORDER NO.: 1301 - 004375400
 ESCROW NO.: 1301 - 004375400

1

STREET ADDRESS: 13350 SOUTH HALSTED
CITY: RIVERDALE **ZIP CODE:** 60627
TAX NUMBER: 25-32-401-021-0000

COUNTY: COOK

LEGAL DESCRIPTION:**PARCEL 1:**

THAT PART OF THE NORTHEAST FRACTIONAL 1/4 (SOUTH OF THE INDIAN BOUNDARY LINE) OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; COMMENCING AT THE POINT OF INTERSECTION OF A LINE BEING 100.0 FEET SOUTHEAST OF AND PARALLEL WITH SAID INDIAN BOUNDARY LINE AND THE NORTH LINE OF JACKSON STREET, AS PER DOCUMENT NO. 9396993; THENCE EAST ON THE NORTH LINE OF SAID JACKSON STREET, A DISTANCE OF 218.0 FEET TO THE POINT OF BEGINNING; THENCE NORTH ON A LINE AT A RIGHT ANGLE (90 DEGREES), A DISTANCE OF 222.7 FEET MORE OR LESS TO A POINT ON AFORESAID LINE BEING 100.0 FEET SOUTHEAST OF AND PARALLEL WITH SAID INDIAN BOUNDARY LINE; THENCE EAST ON A LINE PREPENDICULAR WITH THE CENTERLINE OF HALSTED STREET; A DISTANCE OF 241.0 FEET MORE OR LESS TO A POINT BEING 50.0 FEET WEST OF THE CENTERLINE OF HALSTED STREET AND 236.00 FEET SOUTH OF THE POINT OF INTERSECTION OF AFORESAID LINE BEING 100.0 FEET SOUTHEAST OF AND PARALLEL WITH SAID INDIAN BOUNDARY LINE WITH A LINE BEING 50.0 FEET WEST OF AND PARALLEL WITH THE CENTERLINE OF HALSTED STREET; THENCE SOUTH ON SAID LINE BEING 50.0 FEET WEST OF AND PARALLEL WITH THE CENTERLINE OF HALSTED STREET, A DISTANCE OF 227.6 FEET MORE OR LESS, TO A POINT ON THE NORTH LINE OF SAID JACKSON STREET; THENCE WEST ON THE NORTH LINE OF JACKSON STREET, A DISTANCE OF 245.4 FEET MORE OR LESS TO THE POINT OF BEGINNING (EXCEPT THEREFROM A TRIANGULAR PORTION OF AFORESAID PROPERTY, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF JACKSON STREET AND A LINE 50.0 FEET WEST OF AND PARALLEL WITH THE CENTERLINE OF HALSTED STREET; THENCE WEST ON THE NORTH LINE OF JACKSON STREET 25.0 FEET THENCE NORTHEASTERLY ALONG A LINE TO A POINT ON A LINE 50.0 FEET WEST OF AND PARALLEL WITH THE CENTERLINE OF HALSTED STREET; SAID POINT BEING 25.0 FEET NORTH OF THE POINT OF BEGINNING, THENCE SOUTH ON SAID 50.0 FEET WEST LINE, A DISTANCE OF 25.0 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

(SEE ATTACHED)

UNOFFICIAL COPY

ORDER NO.: 1301 004375400
ESCROW NO.: 1301 004375400

1

LEGAL DESCRIPTION CONTINUED.

PARCEL 2:

THAT PART OF THE NORTHEAST FRACTIONAL QUARTER (SOUTH OF THE INDIAN BOUNDARY LINE) OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; COMMENCING AT THE POINT OF INTERSECTION OF A LINE 100.0 FEET SOUTHEAST OF AND PARALLEL WITH SAID INDIAN BOUNDARY LINE AND A LINE 50.0 FEET WEST OF AND PARALLEL WITH THE CENTERLINE OF HALSTED STREET, AS THE POINT OF BEGINNING; THENCE SOUTH ON SAID 50.0 FEET WEST LINE, A DISTANCE OF 236.00 FEET TO A POINT; THENCE WEST ON A LINE PERPENDICULAR WITH THE CENTERLINE OF HALSTED STREET, A DISTANCE OF 241.0 FEET MORE OR LESS TO A POINT ON SAID LINE BEING 100.0 FEET SOUTHEAST OF AND PARALLEL WITH SAID INDIAN BOUNDARY LINE; SAID POINT ALSO BEING 222.7 FEET MORE OR LESS, NORTH OF THE NORTH LINE OF JACKSON STREET; THENCE NORTHEASTERLY ON SAID LINE BEING 100.0 FEET SOUTHEAST OF AND PARALLEL WITH SAID INDIAN BOUNDARY LINE 337.4 FEET MORE OR LESS TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office

UNOFFICIAL COPY

RECORDER AFFIDAVIT - METES AND BOUNDS

STATE OF ILLINOIS
COUNTY OF COOK } SS

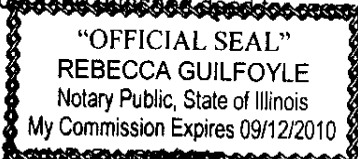
DOCUMENT NO.:

MARCO MAQUIRE
oath, states that She resides at C/O Greater Illinois Title, 300 E Roosevelt Rd, being duly sworn on Whelan, IL. That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. The division or subdivision of land is into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
2. The division is of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
4. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
5. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
6. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
7. The conveyance is made to correct descriptions in prior conveyances.
8. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale, prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973 and a survey of said single lot having been made by a registered land surveyor.
10. The conveyance is of land described in the same manner as title was taken by grantor(s).

THE APPLICABLE STATEMENT OR STATEMENTS ABOVE ARE CIRCLED.

AFFIANT further states that she makes this affidavit for the purpose of inducing the Recorder of DuPage County, Illinois, to accept the attached deed for recording.



[Signature]

SUBSCRIBED AND SWORN to before me

this 30 day of October, 2006

[Signature]

Notary Public

