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07017460660

Doc#: 0701746066 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/17/2007 03:18 PM Pg: 1 of 2

WARRANTY DEED

THE GRANTOR, CAROL ANNE SMIADAK,
a single person, of the City of
Richland Hills, Texas, County of TARRANT,
State of Texas, for and in consideration of
TEN DOLLARS (\$10.00) CONVEY S
and WARRANTS to the Grantee,

KATHLEEN A. CALLAHAN
10441 S. Nashville, Apt. 306
Chicago Ridge, IL 60415

595226

TICOR TITLE

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 10640-1B IN CLARIDGE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN LOTS IN LYNCH'S SUBDIVISION AND LOT 3 IN RIDGELAND SUBDIVISION BEING PART OF LOT 4 IN TOBEY'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT A TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95572697, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

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 forever.

** NOTE: THIS IS NOT THE HOMESTEAD PROPERTY OF THE GRANTOR. **

PERMANENT INDEX NO.: 24-18-220-027-1014

KNOWN AS: 10640 S. Ridgeland Ave., #1B, Chicago Ridge, IL 60415

SUBJECT TO: (1) Covenants, conditions and restrictions of record, if any.
(2) General real estate taxes for 2006 and subsequent years.

Exempt under provisions of Paragraph E
Section 4 Real Estate Transfer Tax Act

DATED this 11th day of December, 2006.

12/29/06
Date Buyer, Seller or Representative

Carol Anne Smiadak

CAROL ANNE SMIADAK

This conveyance is exempt from the provisions of the Illinois Real Estate Transfer Act pursuant to 35 ILCS 200/31-45

STATE OF TEXAS)
) SS.
COUNTY OF TARRANT

John V. DeStefano Date 12-29-06
Attorney at Law

The foregoing instrument was acknowledged before me this 11 day of December, 2006, by CAROL ANNE SMIADAK, a single person, as her free and voluntary act, for the uses and purposes therein set forth.



ENRIQUE PORRAS
NOTARY PUBLIC STATE OF TEXAS
COMMISSION EXPIRES 11-2-08
Enrique Porras
Notary Public

Prepared By: John V. De Stefano, Attorney, 14535 John Humphrey Dr., #101, Orland Park, IL 60462

Tax Bill To: Kathleen A. Callahan, 10640 Ridgeland, 1B, Worth, IL 60482

Return To: GERALD A. VENKUS, 7011 W. 111th St., Worth, IL 60482

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STATEMENT BY GRANTOR AND GRANTEE

The Grantors or their agent affirm that, to the best of their knowledge, the name of the Grantees 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 title to real estate under the laws of the State of Illinois.

Dated: 12-29, 2006

Signature: [Handwritten Signature]
Grantor or Agent
Signature: _____
Grantor or Agent

SUBSCRIBED and SWORN to before me this 29th day of December, 2006

[Handwritten Signature]
Notary Public



The Grantees or their agent affirms and verifies that the name of the Grantee shown on the deed or assignment of beneficial interest in a (and 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.

Dated: 12-29, 2006

Signature: [Handwritten Signature]
Grantee or Agent
Signature: _____
Grantee or Agent

SUBSCRIBED and SWORN to before me this 29 day of Dec., 2006.

[Handwritten Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identify of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of 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.)