

UNOFFICIAL COPY

WARRANTY DEED

Mail To:

Same as below



Doc#: 0705340111 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/22/2007 12:25 PM Pg: 1 of 3

Send Subsequent Tax Bill:

John Fotopoulous
346 Ashbury Place
Lemont, IL 60439

Space above reserved for Recorder Stamp

THE GRANTOR(S): Jose Melendez and Rosa Melendez, both unmarried, residing in the County of Cook, State of Illinois, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable considerations in hand paid, **CONVEYS AND WARRANTS to THE GRANTEE: John Fotopoulous and Barbara Fotopoulous, husband and wife, as joint tenants,** the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Property Address: **346 Ashbury Place, Lemont, IL 60439**
See Attached Legal Description:
Pin: 22-32-212-004-0000

AMERICAN TITLE order # 15 6958
3064

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Subject to real estate taxes of the year 2006 and subsequent years; and covenants, conditions, and restrictions of record.

DATED: January 30, 2007

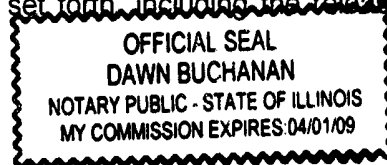
State of Illinois)
)SS
County of Cook,)

[Signature]
Jose Melendez

Rosa Melendez BY [Signature] AS Attorney
Rosa Melendez in fact

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Jose Melendez and Rosa Melendez** (are)is known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed 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.

[Signature] Notary Public



Prepared By: Tristan & Gonzalez, LLC, 11 E. Adams, 1100, Chicago, IL 60603
First American Title

3/8

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Property of Cook County Clerk's Office

STATE OF ILLINOIS
 FEB. 21. 07
 STATE TAX
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

18871
 *00042000
 #00000000

REAL ESTATE TRANSFER TAX
 00420.00
 FP 103027

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 FEB. 21. 07
 COUNTY TAX
 REVENUE STAMP

9969
 #00000000

REAL ESTATE TRANSFER TAX
 00210.00
 FP 103028

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: Parcel 1:

That part of Lot 27 in Ashbury Woods Unit 2 a Planned Unit Development, being a subdivision of the West 1/2 of the Southeast 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 32, Township 37 North, Range 11, East of the Third Principal Meridian, and the East 1/2 of the East 1/2 of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 32, Township 37 North, Range 11, East of the Third Principal Meridian, described as follows: Beginning at the Southwest corner of said Lot 27; thence North 00°01'05" West along the West line of said Lot 27, a distance of 39.0 feet; thence North 89°58'55" East, a distance of 83.00 feet to the East line of said Lot 27; thence South 00°01'05" East along the East line of said Lot 27, a distance of 39.0 feet to the Southeast corner of said Lot 27; thence South 89°58'55" West along the South line of said Lot 27, a distance of 83.00 feet to the point of beginning. All in Cook County, Illinois

Parcel 2:

A non-exclusive perpetual easement for the benefit of Parcel 1 for ingress and egress over common areas and Outlots A and B as set forth in Declaration of Covenants, Conditions and Restrictions recorded January 8, 2003 as Document 0030035125 and amended from time to time and as created by Deed from Ashbury Woods Development, LLC.

Permanent Index #'s: 22-32-212-004-0000 Vol. 0062

Property Address: 346 Ashbury Pl, Lemont, Illinois 60439-8427

Property of Cook County Clerk's Office