

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 0708741169 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/28/2007 12:58 PM Pg: 1 of 3

MAIL TO:

Andrea Griffin

Trevor Kunkle 207 2329
2648 W. Belmont, #1 20F4
Chicago, IL 60618

SEND TAX BILLS TO:

Trevor Kunkle
2648 W. Belmont, #1
Chicago, IL 60618

MERCURY TITLE COMPANY, L.L.C.

M.G.R. TITLE

THE GRANTORS, SEAN M. LYNCH and ROBIN LYNCH, Husband and Wife, both of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS AND 00/100 in hand paid, CONVEY and WARRANT to TREVOR KUNKLE and ANNE M. MATUSZEWSKA, both of 2808 W. Armitage, Unit 2, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois not as tenants in common, but as JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any; so long as they do not interfere with the current use and enjoyment of the Real Estate.

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.

Permanent Real Estate Index Number: 13-24-404-160-0000

Address of Real Estate: 2648 W. BELMONT AVENUE, UNIT 1, CHICAGO, ILLINOIS

DATED this 6th day of March, 2007

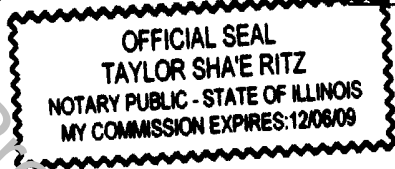
Sean Lynch
SEAN M. LYNCH

Robin Lynch
ROBIN LYNCH

UNOFFICIAL COPY WARRANTY DEED

STATE OF ILLINOIS, COUNTY OF COOK ss. I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that SEAN M. LYNCH and ROBIN LYNCH, husband and wife, are 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, including the release and waiver of the right of homestead.

Given under my hand and official seal this 6 day of March, 2007.



Taylor Sha'e Ritz
Notary Public

This instrument prepared by: Mary M. York, Attorney at Law, 4001 N. Wolcott Avenue, Chicago, Illinois 60613

COOK COUNTY
REAL ESTATE TRANSACTION TAX

COUNTY TAX

REVENUE STAMP

MAR. 27. 07

0000021206

REAL ESTATE TRANSFER TAX
00200.00
FP 103042

STATE OF ILLINOIS

STATE TAX

MAR. 27. 07

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000006878

REAL ESTATE TRANSFER TAX
00400.00
FP 103041

City of Chicago
Dept. of Revenue

Real Estate
Transfer Stamp

499286 \$3,000.00

03/27/2007 10:41 / Batch 00793 54



UNOFFICIAL COPY

PARCEL 1:

THE WEST 17.04 FEET OF THE EAST 70.11 FEET (AS MEASURED AT RIGHT ANGLES), OF LOT 18 IN THE BOATYARD AT BELMONT AND THE RIVER SUBDIVISION, A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 22, 1998, AS DOCUMENT NUMBER 08163174, IN COOK COUNTY, ILLINOIS. ~~AS~~ on

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER AND ACROSS ALL WALKWAYS, PRIVATE ROADS AND DRIVEWAYS LOCATED ON THE COMMUNITY AREA AS CONTAINED IN COMMUNITY DECLARATION FOR BELMONT RIVER CLUB RECORDED MARCH 1, 2000 AS DOCUMENT 00148623, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER AND ACROSS THE DRIVEWAYS AND WALKWAYS LOCATED ON THE TOWNHOME COMMON AREA AS CONTAINED IN DECLARATION FOR FOR BELMONT RIVER CLUB RECORDED MARCH 1, 2000 AS DOCUMENT 00148624, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office