

Dated: March 28, 2007

GUARDIAN'S DEED

ROBERT F. HARRIS, Public Guardian of Cook County and Plenary Guardian of Callie McCune as Grantor and Jim Downing, as Grantee,

WHEREAS, heretofore Proceedings were instituted in the Probate Division of the Circuit Court of Cook County, on behalf of Callie McCune, a Disabled Person, and the above Named Grantor was duly appointed Plenary Guardian of the Estate of said Disabled person; and

WHEREAS, thereafter in said cause, an order was entered on February 13, 2007 directing Grantor, as Guardian, to sell the real estate hereinafter described, and the Court approved and confirmed said sale.

NOW THEREFORE, the Grantor, as Guardian, in consideration of the sum of Two Hundred Thousand (\$200,000.00) DOLLARS, the receipt of which is hereby acknowledged, does hereby grant, sell and convey all his right, title and interest to Jim Downing, Individually, as Grantee, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Lot 34 in Block 1 in Ogden Boulevard Addition to Chicago, being a subdivision in Sections 23 and 26, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

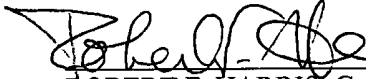
Subject only to general real estate taxes not due and payable at the time of closing and restrictions of record.

Permanent Index Number: 16-23-323-028-0000

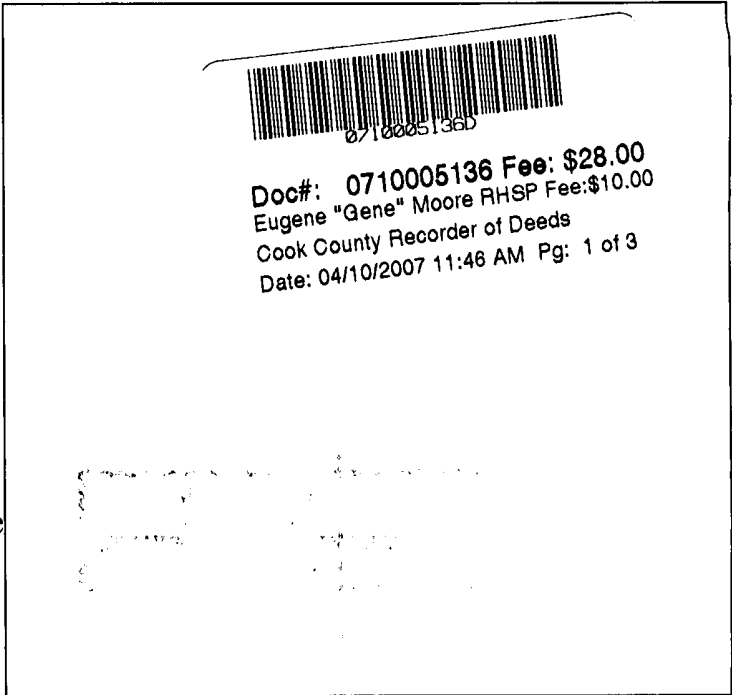
Property Address: 3806 West Cermak Road, Chicago, Illinois 60623

IN WITNESS WHEREOF, the said Grantor, as Guardian of Callie McCune, has hereunto set his hand this 28th day of March, 2007.

BOX 15


ROBERT F. HARRIS, Guardian of Callie McCune, A Disabled Person.

TICOR TITLE 405002395



UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Paul Hollins, hereby certify that ROBERT F. HARRIS, Public Guardian of Cook County, and Guardian of the Estate of Callie McCune, personally known to me to be the same person whose name is subscribed to the foregoing instrument; appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act and deed as such guardian for the uses and purposes therein set forth.

Given under my hand and notarial seal this 28th day of March, 2007.



Paul Hollins
NOTARY PUBLIC

Commission expires: 4-4-09

This instrument was prepared by Adam M. Stern, Attorney at Law, 137 North Oak Park Avenue, Suite 400, Oak Park, Illinois 60301.

NAME AND ADDRESS OF TAXPAYER: Jim Downing
4326-W-18th St.
Chicago, IL 60623

MAIL TO:
Jim Downing
4326-W-18th St
Chicago, IL 60623

COOK COUNTY Clerk's Office

UNOFFICIAL COPY




TICOR TITLE INSURANCE COMPANY

ORDER NUMBER: 2000 405002395 OC
 STREET ADDRESS: 3806 W. CERMAK
 CITY: CHICAGO COUNTY: COOK COUNTY
 TAX NUMBER: 16-23-323-028-0000

LEGAL DESCRIPTION:


LOT 34 BLOCK 1 IN OGDEN BOULEVARD ADDITION TO CHICAGO, BEING A SUBDIVISION IN SECTIONS 23 AND 26, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AGENT:
 ADAM MICHAEL STERN
 137 NORTH OAK PARK AVENUE
 OAK PARK, ILLINOIS 60301

CITY OF CHICAGO
 CITY TAX

 APR. -9.07
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE


0000003759

REAL ESTATE TRANSFER TAX
01500.00
FP 102803

STATE OF ILLINOIS
 STATE TAX

 APR. -9.07
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

0000038497

REAL ESTATE TRANSFER TAX
00200.00
FP 102809

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 COUNTY TAX

 APR. -9.07
 REVENUE STAMP

0000038369

REAL ESTATE TRANSFER TAX
00100.00
FP 326707