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TICOR TITLE

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This Document Was Prepared by:

LAW OFFICES OF KEVIN T. KENT, P.C.

120 W. MADISON ST. - Suite 325

CHICAGO, IL 60602

Doc#: 0711505014 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/25/2007 09:38 AM Pg: 1 of 2

After Recording Please Return to:

ERIC LAMAR EICHELBERGER

11150 S. HOMewood AVE

CHICAGO, IL 60643

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WARRANTY DEED

WARRANTY DEED, made this 9th day of April, 20 07 by and between DOLRES NICHOLS, a unmarried woman of the City of CHICAGO and County of COOK ("grantor(s)"), and ERIC EICHELBERGER ("grantee"), an unmarried man, whose mailing address is 11150 S. HOMewood AVE., CHICAGO, IL 60643. THE GRANTOR, for and in consideration of the sum of TEN DOLLARS (\$ 10.00), the receipt and sufficiency of which is hereby acknowledged and received, and for other good and valuable consideration, does hereby grant, bargain, sell and convey unto the grantee his/her heirs and assigns, the following described premises located in the County of COOK, State of ILLINOIS, described as follows:

1/4 LAMAR

LOT 21 IN BLOCK 71 IN WASHINGTON HEIGHTS, A SUBDIVISION BY BLUE ISLAND LAND AND BUILDING COMPANY IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Also known as street and number 11150 S. Homewood Ave., Chicago, IL, 60643

P.I.N 25-19-207-016-0000

TO HAVE AND TO HOLD the said premises, with its appurtenances unto the said Grantee his/her heirs and assigns forever. Grantors covenant with the Grantee that the Grantors are now seized in fee simple absolute of said premises; that the Grantors have full power to convey same; that the same is free from all encumbrances excepting those set forth above; that the Grantee shall enjoy the same without any lawful disturbance; that the Grantors will, on demand, execute and deliver to the Grantee, at the expense of the Grantors, any further assurance of the same that may be reasonably required, and, with the exceptions set forth above, that the Grantors warrant to the Grantee and will defend for him/her all the said premises against every person lawfully claiming all or any interest in same, subject to real property taxes accrued by not yet due and payable and any other covenants, conditions, easements, rights of way, laws and restrictions of record. IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

Dolres Nichols
DOLRES NICHOLS

BOX 15

4/9/07 (Date)

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STATE OF ILLINOIS, COUNTY OF COOK ss: I, the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY that

Dolores Nichols

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 She signed, sealed and
delivered the said instrument as her free and voluntary act, for the
uses and purposes therein set forth, including the release and waiver of
the right of homestead.



IMPRESS SEAL HERE

Given under my hand and official seal, this 4 day of April, 2007
Commission expires 4-21-2009.

Janet Fettig
NOTARY PUBLIC

