

# UNOFFICIAL COPY

This document prepared by:

Nicole S. Lalach, Esq.  
Shaw Gussis Fishman Glantz  
Wolfson & Towbin LLC  
321 North Clark Street  
Suite 800  
Chicago, IL 60610



Doc#: 0713526146 Fee: \$32.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/15/2007 12:24 PM Pg: 1 of 5

After recording return to, and send  
future tax bills to:

Malissa Russell  
1650 W. Warren Blvd.  
Chicago, IL 60612

8359913 York

101

## WARRANTY DEED

The Grantors, **ROBERT M. RYAN**, a married person and **JOHN P. PHILLIPS**, a married person, for and in consideration of Ten and 00/100 Dollars (\$10.00) in hand paid, CONVEY and WARRANT to **MALISSA RUSSELL**, a single person, the property legally described on Exhibit A attached hereto and made a part hereof AS IS, WHERE IS AND WITH ALL FAULTS situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **This is not homestead property.**

SUBJECT TO: General real estate taxes not yet due and payable and matters set forth on Exhibit B attached hereto

Pin #(s): 16-11-211-026-0000


Commonly known as: 654 North Homan, Chicago, Illinois 60624

DATED this 15 day of May, 2007


By: Robert M. Ryan  
Name: Robert M. Ryan

By: John P. Phillips  
Name: John P. Phillips

Box 400-CTCC

STATE OF ILLINOIS	
STATE TAX	REAL ESTATE TRANSFER TAX
	00126.00
MAY. 14. 07	
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	FP 103024

# 0000007565

COOK COUNTY	
COUNTY TAX	REAL ESTATE TRANSACTION TAX
	00063.00
MAY. 14. 07	
REVENUE STAMP	FP 103022

# 0000005605

5/18

# UNOFFICIAL COPY

State of Illinois )  
 ) SS.  
County of Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Robert M. Ryan 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, 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 8<sup>th</sup> day of May, 2007.

*Nicole S. Lalich*  
\_\_\_\_\_  
Notary Public



Commission expires: \_\_\_\_\_

State of Illinois )  
 ) SS.  
County of Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that John P. Phillips 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, 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 8<sup>th</sup> day of May, 2007.


*Nicole S. Lalich*  
\_\_\_\_\_  
Notary Public



Commission expires: \_\_\_\_\_

CITY OF CHICAGO

CITY TAX



REAL ESTATE TRANSFER TAX

0094500

FP 103023

REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE

# 0000005101

MAY 14 07

# UNOFFICIAL COPY

**Exhibit A**  
**Legal Description**

LOT 2 IN BLOCK 8 IN HARDING'S SUBDIVISION OF WEST ½ OF THE NORTHEAST ¼ OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

**Exhibit B**  
**Permitted Exceptions**

1.

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

1. TAXES FOR THE YEAR(S) 2006 AND 2007  
2007 TAXES ARE NOT YET DUE OR PAYABLE.

2. PROVISION CONTAINED IN WARRANTY DEED DATED JULY 19, 1910 AND RECORDED JULY 19, 1910 AS DOCUMENT 4597162, FROM ALWINA LOUSE REHFUS, TO OTTO SANDTMAN AND CHRISTINE SANDTMAN, HUSBAND AND WIFE, THAT WHENEVER GRANTEE'S ERECT A BUILDING ON LOT 1 BLOCK 8 HARDING SUBDIVISION, HEREINAFTER DESCRIBED, SAID BUILDING IS IN NO EVENT TO EXTEND BEYOND THE LINE OF THE BUILDINGS NOW ON LOT 2 ADJOINING SAID LOT 1 ON THE WEST, SAID PROVISIONS IS ALSO CONTAINED IN DEED DATED SEPTEMBER 25, 1942 AND RECORDED SEPTEMBER 28, 1942 AS DOCUMENT 12963709, FROM OTTO SANDTMAN AND THYRA SANDTMAN, HUSBAND AND WIFE, TO JOHN B. TRIFILIO AND JOSE, HUSBAND AND WIFE

County of Cook County Clerk's Office