

# UNOFFICIAL COPY

**This instrument prepared by:**

Gregg A. Garofalo, Esq.  
GREGG A. GAROFALO, P.C.  
150 N. Wacker Drive, Suite 2020  
Chicago, IL 60606

**After Recording mail to:**

Carl Evans, Esq.  
Attorney At Law  
12616 S. Harlem Avenue  
Palos Heights, IL 60463

**Send subsequent tax bills to:**

Kirk Spencer  
1543 Tienstra Court  
Homewood, IL 60430



Doc#: 0717946011 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/28/2007 10:59 AM Pg: 1 of 3

①

**RECOR TITLE** SPECIAL WARRANTY DEED

This Indenture, made this 25th day of June, 2007, between **MADISON HOMES PARTNERSHIP, LLC**, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and **KIRK T. SPENCER and JACQUE LYNN SPENCER, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY** of 3031 Elliot, Homewood, Illinois, party of the second part.

WITNESSETH, that the said party of the first part for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration, in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Managers of said limited liability company, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the said party of the second part, and to their heirs and assigns all the following described land, situate in the County of Cook and State of Illinois known and described as follows, to wit:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A"  
ATTACHED HERETO AND MADE PART HEREOF

Permanent Real Estate Index Number(s): 29-32-100-053-0000  
a part of 29-32-100-051-0000

Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the said party of the second part, their heirs and assigns forever.

And the said party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the said party of the second part, their and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND FOREVER DEFEND, Subject to: (a) Covenants, conditions and restrictions of record; (b) private, public and utility easements, if any; (c) special taxes or assessments for improvements not yet completed; (d) any unconfirmed special tax or assessment; (e) general taxes for the year 2006 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2006.

631884

RECOR TITLE

# UNOFFICIAL COPY

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Manager, the day and year first above written.

Madison Homes Partnership, LLC, an Illinois limited liability company

*[Handwritten Signature]*  
By: \_\_\_\_\_  
James L. Garofalo  
Its: Manager

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 James L. Garofalo, 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.

Given under my hand and official seal, this 25 day of June, 2007.


*[Handwritten Signature]*  
Notary Public

Commission expires: 11-15-08

DAVID NEBERIEZA  
OFFICIAL SEAL  
Notary Public, State of Illinois  
My Commission Expires  
November 15, 2008

STATE OF ILLINOIS  
STATE TAX  
  
JUN. 28. 07  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX  
# 0000003993  
00524.00  
FP 103036

COOK COUNTY  
COUNTY TAX  
REAL ESTATE TRANSACTION TAX  
  
JUN. 28. 07  
REVENUE STAMP

REAL ESTATE TRANSFER TAX  
# 0000003892  
00262.00  
FP 103047

# UNOFFICIAL COPY



## TICOR TITLE INSURANCE COMPANY

**ORDER NUMBER:** 2000 000631884 CH

**STREET ADDRESS:** 1542 TIENSTRA COURT (LOT 5)

**CITY:** HOMEWOOD

**COUNTY:** COOK COUNTY

**TAX NUMBER:** 29-32-100-051-0000

AND-053

**LEGAL DESCRIPTION:**

LOT 5 AND THE SOUTH 40 FEET OF LOT 3 IN GERALD TIENSTRA ESTATE SUBDIVISION,  
BEING A RESUBDIVISION OF PART OF LOT 7, IN W.K. GORE'S SUBDIVISION OF THE WEST  
1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 36 NORTH, RANGE  
14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office