

# UNOFFICIAL COPY



Doc#: 0727502063 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/02/2007 09:56 AM Pg: 1 of 4

PA Public Act  
SHERIFFS

Property of Cook County Clerk's Office

## WARRANTY DEED

**THE GRANTORS, TODD D. YAROSS**, an unmarried man and **JENNIFER L. SIMNA**, an unmarried woman, 931 W. Wolfram, Unit #2, Chicago, Illinois, for and in consideration of ten dollars (\$10.00) and other good and valuable consideration in hand paid, **CONVEY** and **WARRANT** to the **GRANTEE, BRENDAN M. MURPHY**, an unmarried man, 420 E. Ohio Street, Unit #31A, Chicago, Illinois, the following described real estate in the County of Cook in the State of Illinois:

→ and Raquel A. Gutierrez, as joint tenants and not as tenants in common.  
LEGAL DESCRIPTION ATTACHED

Permanent Real Estate Index Number: 14-29-229-034-1002  
Address of Real Estate: 931 W. Wolfram, Unit #2, Chicago, Illinois 60657

Together with the tenements and appurtenances thereunto belonging.

**TO HAVE AND TO HOLD** the same unto the Grantee.

**SUBJECT TO:** 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; and general taxes for the year 2006 and subsequent years hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 24 day of September, 2007.

Sub

TODD D. YAROSS


JENNIFER L. SIMNA

**BOX 334 CT**

PA  
DW


# UNOFFICIAL COPY

Property of Cook County Clerk's Office

**STATE OF ILLINOIS**  
  
 OCT. -1.07  
 REAL ESTATE TRANSFER TAX  
 DEPARTMENT OF REVENUE


# 0000044143

REAL ESTATE TRANSFER TAX
00408.00
FP 103032

**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
 COUNTY TAX  
  
 OCT. -1.07  
 REVENUE STAMP

# 0000044245

REAL ESTATE TRANSFER TAX
00204.00
FP 103034

**CITY OF CHICAGO**  
  
 OCT. -1.07  
 REAL ESTATE TRANSACTION TAX  
 DEPARTMENT OF REVENUE

# 0000015871

REAL ESTATE TRANSFER TAX
03060.00
FP 103033

# UNOFFICIAL COPY

STATE OF OHIO  
COUNTY OF FRANKLIN

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that **TODD D. YAROSS**, personally known to me to be the same person whose name is subscribed to the forgoing 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 24<sup>th</sup> day of September, 2007.

[Signature]  
\_\_\_\_\_  
Notary Public  
My commission expires: \_\_\_\_\_



**HARLAN W. ROBINS, Attorney At Law**  
NOTARY PUBLIC, STATE OF OHIO  
My commission has no expiration date.  
Section 147.03 R.C.

STATE OF ILLINOIS  
COUNTY OF DUPAGE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that **JENNIFER L. SIMNA**, personally known to me to be the same person whose name is subscribed to the forgoing 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.

**GIVEN** under my hand and official seal this 25<sup>th</sup> day of September, 2007.

[Signature: Sharon M. Riley]  
\_\_\_\_\_  
Notary Public  
My commission expires: 7/27/07



Prepared by: Dorothy M. Culhane, P.C., 1355 N. Sandburg, Suite 2708, Chicago, Illinois 60610.

Send subsequent tax bills to: **Brendan Murphy / Raquel A. Guthrie**  
931 W. Wolfram  
Unit #2  
Chicago, IL 60657

Please mail after recording to: **Kristan Jakubco Richards**  
JAKUBCO RICHARDS & JAKUBCO P.C.  
2224 West Irving Park Road  
Chicago, Illinois 60618

**UNOFFICIAL COPY****CHICAGO TITLE INSURANCE COMPANY****ORDER NUMBER:** 1401 SA3243249 NA**STREET ADDRESS:** 931 WEST WOLFRAM AVENUE

UNIT 2

**CITY:** CHICAGO**COUNTY:** COOK**TAX NUMBER:** 14-29-229-034-1002**LEGAL DESCRIPTION:**

PARCEL 1:

UNIT 2 IN 931 WOLFRAM CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 39 (EXCEPT THAT PART DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF SAID LOT 39, 23.25 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT; THENCE SOUTH ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID LOT, 29.80 FEET; THENCE EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT 3.50 FEET; THENCE SOUTH ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID LOT, 9.50 FEET; THENCE WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT, 3.50 FEET; THENCE SOUTH ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID LOT, 23 FEET; THENCE WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT, 1.75 FEET TO THE WEST LINE OF SAID LOT; THENCE NORTH ALONG THE WEST LINE OF SAID LOT, 62.30 FEET TO THE NORTH WEST CORNER OF SAID LOT; THENCE EAST ALONG THE NORTH LINE OF SAID LOT, 1.75 FEET TO THE POINT OF BEGINNING) IN BLOCK 3 IN WOLFRAM'S SUBDIVISION OF BLOCK 8 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99247689 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER P-2 AS A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, RECORDED AS DOCUMENT 99247689.