

UNOFFICIAL COPY

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Doc#: 0809418079 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/03/2008 03:54 PM Pg: 1 of 2

WARRANTY DEED

Statutory (Illinois)
Individual

THE GRANTOR(S), JOSEPH KRUTILLA & NANCY L. KRUTILLA, husband & wife, of the City of OAK FOREST, County of COOK and State of Illinois, for the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby CONVEY(S) and WARRANT(S) to JEREMY R. SMITH, _____, whose address is 8257 AUBURN LANE, FRANKFORT, IL 60423, the following described Real Estate, situated in the County of COOK State of Illinois, to wit:

PARCEL 1:

UNIT R03 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ROYAL OAK III, IN OAK FOREST TERRACE CONDOMINIUM NO. 28 AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 22507632, IN THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1, AS SHOWN ON PLAT OF OAK FOREST TERRACE SUBDIVISION RECORDED AS DOCUMENT 21942392 AND SET FORTH IN THE TERRACE MAINTENANCE ASSOCIATION AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED AS DOCUMENT 22073461.

ADDRESS OF PROPERTY: 15700 TERRACE DRIVE, UNIT R3, OAK FOREST, IL 60452

PROPERTY INDEX NUMBER: 28-17-412-054-1006

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants, conditions and restrictions of record so long as they do not interfere with Purchasers use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements, party wall rights and agreements.

DATED MARCH 14th, 2008.

Joseph Krutilla
JOSEPH KRUTILLA

Nancy L. Krutilla
NANCY L. KRUTILLA

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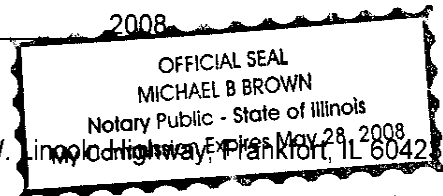
STATE OF ILLINOIS, COUNTY OF COOK: SS

The undersigned, a Notary Public in State aforesaid, DO HEREBY CERTIFY that JOSEPH KRUTILLA and NANCY L. KRUTILLA, 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/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release waiver of the right of homestead.

Given under my hand and official seal this 14 day of March, 2008.

Notary Public

THIS INSTRUMENT PREPARED BY: The Law Office of Joseph M. Kosteck, 10201 W. Lincoln Highway, Frankfort, IL 60423



UNOFFICIAL COPY

MAIL TO:

MAIL SUBSEQUENT TAX BILLS TO:

(NAME)

(ADDRESS)

(CITY, STATE, ZIP)

JEREMY R. SMITH

(NAME)

15700 TERRACE DRIVE, UNIT R3


(ADDRESS)

OAK FOREST, IL 60452

(CITY, STATE, ZIP)

STATE TAX

STATE OF ILLINOIS



APR. -3.08


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000000709

REAL ESTATE TRANSFER TAX
00131.00
FP 103055

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



APR. -3.08

REVENUE STAMP

0000000706

REAL ESTATE TRANSFER TAX
00065.50
FP 103053

Property of Cook County Clerk's Office