

C.T.I./W
NW 10713

28051479

UNOFFICIAL COPY

WARRANTY DEED
TENANCY BY THE ENTIRETY



Doc#: 0827735080 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/03/2008 01:49 PM Pg: 1 of 2

MAIL TO:

Michael Leonard
Monica T. Sullivan
621 Franklin Avenue
River Forest, IL 60305-1721

NAME & ADDRESS OF TAXPAYER:

Michael Leonard
Monica T. Sullivan
621 Franklin Avenue
River Forest, IL 60305-1721

GRANTOR, MARY ELLEN FENCE, a Widow, of the Village of Franklin Park, in the County of Cook, in the State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEEES, MICHAEL LEONARD and MONICA T. SULLIVAN, Husband and Wife, of the County of Cook, State of Illinois, as TENANTS BY THE ENTIRETY, the following described real estate:

2

LOT 4 IN BLOCK 2 IN LATHROP'S RESUBDIVISION OF PART OF LATHROP AND SEAVERN'S ADDITION TO RIVER FOREST, BEING A RESUBDIVISION OF ALL THAT PART LYING EAST OF PARK AVENUE TOGETHER WITH THE EAST 3/5 OF BLOCK 15 IN SAID LATHROP AND SEAVERN'S ADDITION IN THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax No.: 15-12-110-004-0000

Known As: 621 Franklin Avenue, River Forest, IL 60305-1721

Hereby releasing and waiving all rights under and by virtue of Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD the above granted premises as Tenants by the Entirety unto the said Grantees forever.

SUBJECT TO: (1) Real estate taxes for the year 2008 and subsequent years; (2) Covenants, conditions, restrictions and easements apparent or of record; (3) All applicable zoning laws and ordinances; (4) Building, building line and use or occupancy restrictions, conditions and covenants of record; (5) Zoning laws and ordinances; (6) Easements for public utilities; (7) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

Dated: September 30, 2008

VILLAGE OF RIVER FOREST
Real Estate Transfer Tax
Date 9-23-08 Amt Paid \$ 760.00

BOX 333-CTP

UNOFFICIAL COPY

Mary Ellen Fencl
MARY ELLEN FENCL

STATE OF ILLINOIS



OCT.-2.08

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000052033

REAL ESTATE TRANSFER TAX
0076000
FP 103032

STATE OF ILLINOIS)
) ss.
COUNTY OF DU PAGE)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MARY ELLEN FENCL, 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.

Given under my hand and notary seal, this 30th day of September 2008.

SEAL

Mary Ellen Fencl
Notary Public



Leigh R. Pietsch

COUNTY TAX



REVENUE STAMP

OCT.-2.08

COOK COUNTY
REAL ESTATE TRANSACTION TAX

0000092115

REAL ESTATE TRANSFER TAX
0038000
FP 103034

MAIL TO:

DAN G. ROUSAKIS
ATTORNEY AT LAW
7627 WEST LAKE ST.
SUITE 203
RIVER FOREST, ILLINOIS
60305

PREPARED BY:
Leigh R. Pietsch
Kienlen & Pietsch
1776 Naperville Rd.
Building A, Suite 200,
Wheaton, IL 60187
(630) 668-1776