

UNOFFICIAL COPY

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8813/0143 10 001 Page 1 of 2  
1999-11-04 11:48:56  
Cook County Recorder 23.50



WARRANTY DEED  
(ILLINOIS)  
Joint Tenancy  
(Individual to Individual)

S15756200 Unit A

THE GRANTORS  
PHILOMENA PHILBIN, a widow and  
surviving joint tenant of  
THOMAS F. PHILBIN, her husband,  
now deceased  
4024 N. Mason  
Chicago, IL 60634

(The Above Space For Recorder's Use Only)

of the City of Chicago, County of Cook  
State of Illinois for the consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand  
paid,

CONVEYS AND WARRANTS TO : CARMEN LEON and CESAR LEON, *Husband and wife*  
3042 W. Diversey  
Chicago, IL 60647

not in tenancy in common <sup>or</sup> but in JOINT TENANCY, *but as TENANTS BY THE ENTIRETY* the following described Real Estate situated in the County of Cook in  
the State of Illinois, to wit:

LOT 34 IN BLOCK 13 IN MCINTOSH BROTHERS IRVING PARK BOULEVARD ADDITION TO CHICAGO, A  
SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 13, EAST  
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Subject to: Covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special  
governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments;  
general real estate taxes for the year 1999 and subsequent years.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE  
AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

Permanent Real Estate Index Number: 13-17-421-006-0000, Volume 343

Address of Real Estate: 4039 N. Austin Chicago, IL 60634

DATED this 26<sup>th</sup> day of OCTOBER, 1999.

*Philomena Philbin* (SEAL) \_\_\_\_\_ (SEAL)  
Philomena Philbin

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 Philomena  
Philbin, the surviving joint tenant of Thomas F. Philbin, her husband, now deceased, is personally known to me 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 official seal, this 26<sup>th</sup> day of OCTOBER, 1999.

Commission expires January 30, 2000

*Owen G. Glennon*  
Notary Public

“OFFICIAL SEAL”  
Owen G. Glennon  
Notary Public, State of Illinois  
My Commission Expires 01/30/00

SAS-A DIVISION OF INTERCOUNTY

# UNOFFICIAL COPY

**STATE TAX**

STATE OF ILLINOIS

NOV. -3.99

COOK COUNTY

# 0000009026

REAL ESTATE TRANSFER TAX

0024900

FP326700

This instrument was prepared by OWEN G. GLENNON, ATTORNEY AT LAW, 14210 Woodward Drive Orland Park, IL 60462-2321.

**CITY TAX**

CITY OF CHICAGO

NOV. -3.99

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 0000004051

REAL ESTATE TRANSFER TAX

0186750

FP326709

**COUNTY TAX**

COOK COUNTY

REAL ESTATE TRANSACTION TAX

NOV. -3.99

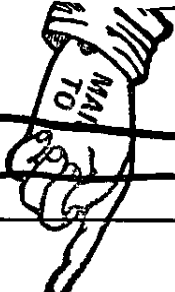
REVENUE STAMP

# 0000000010

REAL ESTATE TRANSFER TAX

0012450

FP326709



**MAIL TO:**  
Douglas A. Hanson  
Schuyler, Roche & Zwirner, P.C.  
1603 Orrington Ave. Suite 1190  
Evanston, IL 60201

**SEND SUBSEQUENT TAX BILLS TO:**  
Cesar and Carmen Leon  
4039 N. Austin  
Chicago, IL  
60634

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