

# UNOFFICIAL COPY

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Rosestone Investments, LLC  
Chicago, IL

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After Recording Please Return to: Rosestone Investments, LLC  
2911 N Cicero Ave  
Chicago, IL 60641

Doc#: 0908247135 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/23/2009 01:18 PM Pg: 1 of 2

## WARRANTY DEED

WARRANTY DEED, made this 18<sup>th</sup> day of December, 2008 by and between ERIC LUSTER of the City of Sauk Village and County of Cook ("grantor"), and Rosestone Investments, LLC ("grantee"), whose mailing address is 2911 N Cicero Ave Chicago, IL 60641

THE GRANTOR, for and in consideration of the sum of TEN DOLLARS (\$10.00), the receipt and sufficiency of which is hereby acknowledged and received, and for other good and valuable consideration, does hereby grant, bargain, sell and convey unto the grantee his/her heirs and assigns, the following described premises located in the County of Cook, State of Illinois, described as follows (enter legal description):

LOT 3 IN BLOCK 4 IN U.S. BORDEN'S FIRST ADDITION TO THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Also known as street and number 6005 S Racine Chicago, IL 60636

Tax Parcel ID# 20-17-408-002

TO HAVE AND TO HOLD the said premises, with its appurtenances unto the said Grantee his/her heirs and assigns forever. Grantors covenant with the Grantee that the Grantors are now seized in fee simple absolute of said premises; that the Grantors have full power to convey same; that the same is free from all encumbrances excepting those set forth above; that the Grantee shall enjoy the same without any lawful disturbance; that the Grantors will, on demand, execute and deliver to the Grantee, at the expense of the Grantors, any further assurance of the same that may be reasonably required, and, with the exceptions set forth above, that the Grantors warrant to the Grantee and will defend for him/her all the said premises against every person lawfully claiming all or any interest in same, subject to real property taxes accrued by not yet due and payable and any other covenants, conditions, easements, rights of way, laws and restrictions of record.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

Grantor: ERIC LUSTER

By: ERIC LUSTER

STATE OF ILLINOIS  
COUNTY OF COOK

Subscribed and sworn before me

This 30<sup>th</sup> day of DEC 20 08



Notary Public  
Witness my hand and official seal

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45  
sub par. 7(c) and Cook County Ord. 35 J 27 par. C  
Date 2-20-2009 Sign.

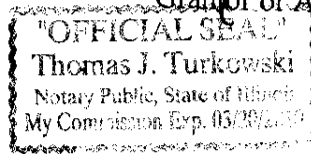
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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 2-23, 2009 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before  
Me by the said \_\_\_\_\_  
this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.  
FEB 23 2009

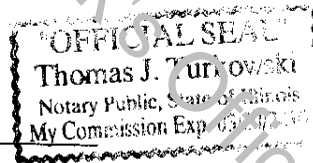


NOTARY PUBLIC [Signature]

The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date 2-23, 2009 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before  
Me by the said \_\_\_\_\_  
This \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.  
FEB 23 2009



NOTARY PUBLIC [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)