

UNOFFICIAL COPY

612687 1/1
WARRANTY DEED

THIS AGREEMENT, made this May 11, 2010, by and between Eduardo Padro, a single man of the City of Chicago, State of Illinois, "GRANTOR," and Jose A. Olmo, ~~single man~~, of the City of Chicago, State of Illinois, "GRANTEE," WITNESSETH, that the Grantor, for and in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, and by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee and to the Grantee's heirs and assigns, FOREVER, all the following described real estate situated in the County of Cook and State of Illinois known and described as follows, to wit:



Doc#: 1017535107 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/24/2010 11:38 AM Pg: 1 of 2

* and Henry Maximilian, a married couple
* Notes tenants in common, but as joint tenants
SEE EXHIBIT "A" LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, the Grantee's heirs and assigns forever. SUBJECT PROPERTY IS NOT HOMESTEAD PROPERTY.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, and the Grantee's heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to those matters stated on Exhibit "A" attached hereto and made a part hereof.

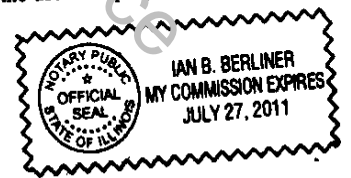
IN WITNESS WHEREOF, said Grantor has caused his name to be signed to these presents on the day and year first above written.

EDUARDO PADRO

STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County, in the State, aforesaid, DO HEREBY CERTIFY that Eduardo Padro is personally known to me, and whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes set forth.

Given under my hand and notarial seal this 11th day of May, 2010.

Notary Public

This instrument prepared by: Ian B. Berliner, Esq., 53 W. Jackson Blvd., Suite 1403, Chicago, IL 60604

After recording, return to: Jose A. Olmo 8801 Oriole, Morton Grove, IL 60053
Send Subsequent Tax Bills to: Jose A. Olmo 8801 Oriole, Morton Grove, IL 60053

STEWART TITLE COMPANY
2055 W. Army Trail Road, Suite 110
Addison, IL 60101
630-889-4000

C.F.
2

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EXHIBIT "A" LEGAL DESCRIPTION

LOT 224 IN DICKEY'S 2ND ADDITION TO CHICAGO IN THE SOUTHEAST ¼ OF SECTION 2,
TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.


Commonly known as: 3512 W. Chicago Ave. Chicago, IL 60651

Permanent Index No.: 16-02-420-042-0000

THIS DEED IS SUBJECT TO: COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD; PUBLIC AND UTILITY LINES AND EASEMENTS; SPECIAL GOVERNMENTAL TAXES OR ASSESSMENT FOR IMPROVEMENTS NOT YET COMPLETED; UNCONFIRMED SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS; GENERAL REAL ESTATE TAXES FOR THE YEAR 2009 AND SUBSEQUENT YEARS WHICH ARE NOT YET DUE AND PAYABLE AT THE TIME OF CLOSING.

CITY TAX

CITY OF CHICAGO



JUN. 16. 10

REAL ESTATE TRANSACTION TAX
DEPARTMENT OF REVENUE

0000028943

REAL ESTATE TRANSFER TAX
00136.50
FP 102807

STATE TAX

STATE OF ILLINOIS



JUN. 16. 10


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

000001106

REAL ESTATE TRANSFER TAX
00013.00
FP 102804

COUNTY TAX

COOK COUNTY



JUN. 16. 10

REAL ESTATE TRANSACTION TAX
REVENUE STAMP

0000048453

REAL ESTATE TRANSFER TAX
00006.50
FP 102810

PROPERTY OF COOK COUNTY CLERK'S OFFICE