

# UNOFFICIAL COPY

WSA 245282 PK

**PREPARED BY:**

Jason B. Erlich  
Kluever & Platt, LLC  
65 East Wacker Place, Suite 2300  
Chicago, IL 60601



Doc#: 1034835022 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/14/2010 10:00 AM Pg: 1 of 3

**MAIL TAX BILL TO:**

The Avenues of Austin, LLC  
5618 W. Lawrence, #1E  
Chicago, IL 60630

205 N. WESTERN  
PARK RIDGE, IL 60068  
**MAIL RECORDED DEED TO:**

The Avenues of Austin, LLC  
5618 W. Lawrence, #1E  
Chicago, IL 60630

LAZARA + ASSOC.  
2046 N. TOLSON  
CHICAGO, IL 60631

2 of 2

**WARRANTY DEED**  
Statutory (Illinois)

THE GRANTOR(S), Fairview Development Group, LLC, an Illinois Limited Liability Company, of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to The Avenues of Austin, LLC, an Illinois Limited Liability Company, of 5618 W. Lawrence, 1E, Chicago, Illinois 60630, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Permanent Index Number(s): 13-17-105-110-0000  
Property Common Address: 4732 North Austin Avenue, Chicago, Illinois 60630

Subject, however, to the general taxes for the year of 2009 and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Law of the State of Illinois.

[SIGNATURES ON THE FOLLOWING PAGE]

W. V.  
P. 3  
S. N.  
SC. V.  
INT. R.

CITY OF CHICAGO



DEC. 7. 10

REAL ESTATE TRANSACTION AND  
DEPARTMENT OF REVENUE

DECEMBER 7 2010

REAL ESTATE TRANSFER TAX
0756000
FP 103033

353-CP



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## CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 WSA245282 F1  
STREET ADDRESS: SW CORNER OF LAWRENCE AND AUSTIN  
CITY: CHICAGO COUNTY: COOK  
TAX NUMBER: 13-17-105-110-0000

**LEGAL DESCRIPTION:**

LOT 2 IN LAWRENCE AND AUSTIN SUBDIVISION, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office