## **UNOFFICIAL COPY**

+ 245282 PK

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

Chicago, IL 60601

MAIL TAX BILL TO:

The Avenues of Austin, LLC

5668TW Lawrence, #LE Chicago, Lb.60630

JOS N. WESTERN

PARK RIAGE IN CO MAIL RECORDED DEED TO:

The Evenues of Austin, Lau

5018W: Lawrence #12

Chicago, H. 60630

LAZARA + ASSOC



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

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Fairview Development Croup, 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 Cool. State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Permanent Index Number(s): 13-17-105-110-0000

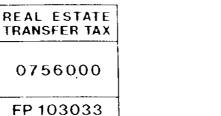
Property Common Address: 4732 North Austin Avenue, Chicago, Illinois 60639

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 Levis of the State of Illinois.

[SIGNATURES ON THE FOLLOWING PAGE]







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Warranty Deed - Continued

|  | •  |
|--|--|
| Dated this Day of October 20   | Fairview Development Group, LLC, an Illinois Limited Liability Company   |
|  | By: A Constant Signatory   |
|  | I  |
|  |  |
| STATE OF Illinoi ) SS. COUNTY OF COM )   |  |
| I, the undersigned, a Notary Public ir and for said (  ON WAS 6 NON PLM  , person is/are subscribed to the foregoing instrument, apr | County, in the State aforesaid, do hereby certify that ally known to me to be the same person(s) whose name(s) beared before me this day in person, and acknowledged that instrument, as his/her/their free and voluntary act, for the uses evand waiver of the right of homestead.  |
| Given under my hand and nota  OFFICIAL SEAL  ROBERT G. WAHLEN  NOTARY FUBLIC  STATE OF ITLINOIS  MY COMMISSION EXPIRES 6/2/2012      | $\Gamma$   |
| Exempt under the provisions of   |  |
| STA  | STATE OF ILLINOIS  REAL ESTATE IRANSFER TAX  0072000   |
|  | REAL ESTATE TRANSFER TAX PEPARTMENT OF REVENUE FP 103032   |
|  |  |
|  | REAL ESTATE TRANSACTION TAX TRANSFER TAX  OCCUPATION TAX  OCCU |
|  | FP 103034  |

.1034835022D Page: 3 of 3

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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 OF AN, IN OF COOK COUNTY CIERT'S OFFICE THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

LEGALD RWS 10/21/10