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WARRANTY DEED

Statutory (Illinois)

Doc#: 1103233029 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/01/2011 09:45 AM Pg: 1 of 3

Send Subsequent Tax Bills to:

Jeffrey P. Beaty
3514 N. Seeley Ave.
Chicago, Illinois 60618

Mail to:

Michael H. Wasserman
221 N. LaSalle St., Suite 2040
Chicago, Illinois 60601

105A 447057
1 of 2 new case no date CT

THE GRANTOR, **GEORGE NUGENT AND JUNE FULLARD**, husband and wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid CONVEY and WARRANT to Jeffrey P. Beaty and Kara M. Blain, husband & wife as tenants by the entirety, of 1508 W. School, Chicago, IL 60657.

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Legal Description attached hereto as Exhibit "A"

Permanent Real Estate Index Number(s): **14-19-306-039-0000**

Address of Real Estate: **3514 N. SEELEY AVE.
CHICAGO, ILLINOIS 60618**

SUBJECT TO, IF ANY: general real estate taxes not yet due or payable at the time of Closing, covenants, conditions, and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

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

Box 334


S Y
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S
SC Y
INT CA

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IN WITNESS WHEREOF, said Grantor has caused his/her name to be signed to these presents this 27th day of December, 2010.



GEORGE NUGENT




JUNE FULLARD

STATE OF ILLINOIS, COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **GEORGE NUGENT AND JUNE FULLARD**, HUSBAND AND WIFE, personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that he/she signed and delivered the said instrument as his/her free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 27th day of December, 2010.

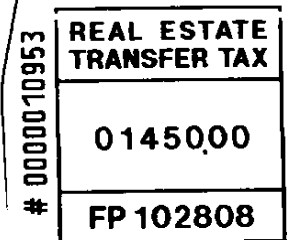
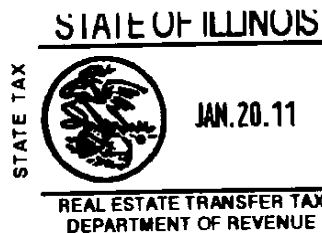
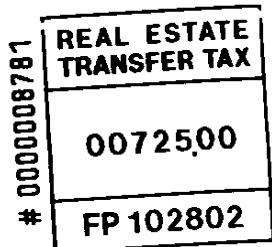
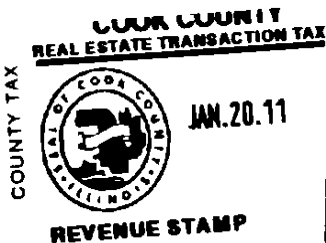
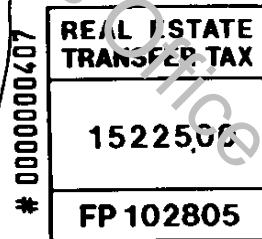
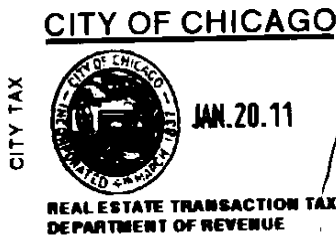




Notary Public

This Instrument was prepared by:

Steven E. Moltz
Palmisano & Moltz
19 S. LaSalle Street, Suite 900
Chicago, Illinois 60603



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EXHIBIT "A"

LEGAL DESCRIPTION

LOT 35 AND THE SOUTH $\frac{1}{2}$ OF LOT 36 IN BLOCK 1 IN THE SUBDIVISION OF BLOCK 29 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHEAST $\frac{1}{4}$ OF THE NORTHWEST $\frac{1}{4}$ AND THE SOUTHWEST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ AND THE EAST $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$), IN COOK COUNTY, ILLINOIS.

ADDRESS: 3514 N. SEELEY AVENUE, CHICAGO, ILLINOIS 60618.

P.I.N: 14-19-306-039-0000

Property of Cook County Clerk's Office