

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 1120611001 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/25/2011 08:46 AM Pg: 1 of 2

THE GRANTORS, Michael Rams, and Elizabeth Falkenberg aka Elizabeth Falkenberg Rams, husband and wife, of the Village of Palatine, County of Cook, State of Illinois, for and in consideration of Ten and no/100 DOLLARS and other good and valuable consideration in hand paid, CONVEY and WARRANT to Nicholas McGuire, a single man, and Karen Stephenson, a single woman 2746 N. Wolcott, Chicago, Illinois 60614, the following described real estate situated in the county of Cook, in the State of Illinois, to wit:

Legal Description attached hereto as Exhibit "A".

Subject to the following: General real estate taxes not due and payable at the time of closing, covenants, conditions, restrictions of record, building lines and easements if any, so long as they do not interfere with Purchaser's use and enjoyment of the property.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as Tenants in Common but in Joint Tenancy forever.

Permanent Real Estate Index Numbers: 14-20-414-019-1020  
Address of Real Estate: 3331 N. Racine, Unit C, Chicago, Illinois.

DATED this 13<sup>th</sup> day of June 2011.

*Elizabeth Falkenberg Rams*

*Michael Rams*  
Michael Rams

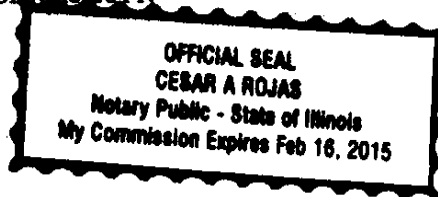
*Elizabeth F. Rams*  
Elizabeth Falkenberg a/k/a Elizabeth Falkenberg Rams

State of Illinois, County of Cook SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Rams and Elizabeth Falkenberg a/k/a Elizabeth Falkenberg Rams, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

# P.N.T.N.

Given under my hand and official seal, this 13<sup>th</sup> day of June 2011.

*Cesar A Rojas*  
Notary Public



Instrument prepared by: Steven R. Kathe, 1601 Colonial Parkway, Inverness, Illinois 60067  
Mail To: David Rudolph, 111 West Washington, #823, Chicago, Illinois 60602  
Send Tax Bills To: Nick McGuire and Karen Stephenson, 3331 N. Racine, Unit C, Chicago, Illinois 60657

S   
P   
S   
SC   
INT

# UNOFFICIAL COPY

UNIT NUMBER 3331-C ALL IN HAWTHORNE COURT TOWNHOME CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 TO 24, BOTH INCLUSIVE, AND LOT 42 (EXCEPT THE SOUTH 16 FEET THEREOF PREVIOUSLY DEDICATED FOR PUBLIC ALLEY) AND LOTS 43 TO 48, BOTH INCLUSIVE, ALSO THE VACATED ALLEY LYING EAST OF AND ADJOINING LOTS 1 TO 6, INCLUSIVE, AFORESAID AND THE NORTH 9 FEET OF LOT 7 AFORESAID AND WEST AND ADJOINING THE NORTH 9 FEET OF LOT 42 AFORESAID AND ALL OF LOTS 43 TO 48 AFORESAID BOTH INCLUSIVE, ALL IN BLOCK 1 IN BAXTER'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 87333507 AND AMENDED BY DOCUMENT 88097268, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**COOK COUNTY**  
 REAL ESTATE TRANSACTION TAX  
 JUL. 20. 11  
 REVENUE STAMP

REAL ESTATE TRANSFER TAX  
 0021000  
 FP 103025  
 # 0010044897

**STATE OF ILLINOIS**  
 REAL ESTATE TRANSFER TAX  
 JUL. 20. 11  
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX  
 0042000  
 FP 103021  
 # 0000002079

**CITY OF CHICAGO**  
 REAL ESTATE TRANSACTION TAX  
 JUL. 20. 11  
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX  
 0441000  
 FP 103026  
 # 0000019786