

# UNOFFICIAL COPY

## WARRANTY DEED

213 THE GRANTOR, *David S. Ladley*,

married to *Gretchen Ladley*, of 531 South Fairview Avenue, Park Ridge, Illinois, for and in consideration of TEN DOLLARS (\$10.00), in hand paid, and other good and valuable consideration, CONVEYS and WARRANTS to *Craig M. Novack and Renee K. Novack, husband and wife*, of 799 Graceland Avenue, Unit 502, Des Plaines, Illinois, not as tenants in common and not as joint tenants, but as TENANTS BY THE ENTIRETY,

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

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

*SUBJECT TO: general real estate taxes not due and payable at the time of closing; covenants, conditions restrictions of record; building lines and easements, if any*

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 in tenancy in common and not in joint tenancy, but as husband and wife, in tenancy by the entirety forever.

Address of Real Estate: 531 South Fairview Avenue, Park Ridge, Illinois, 60068

Permanent Real Estate Index Number: 09-35-223-011-0000

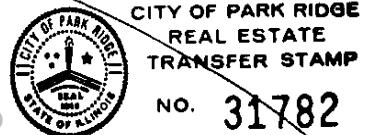
DATED this 21st day of March, 2012

*David S. Ladley*  
\_\_\_\_\_  
DAVID S. LADLEY

*Gretchen Ladley*  
\_\_\_\_\_  
GRETCHEN LADLEY, joining in the execution of this instrument solely for the purpose of waiving homestead rights, if any

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 *David S. Ladley and Gretchen Ladley*, personally known to me to be the same person whose name is 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 release and waiver of the right of homestead.

Given under my hand and official seal, this 21st day of March, 2012.



*[Signature]*  
\_\_\_\_\_  
NOTARY PUBLIC

**THIS INSTRUMENT PREPARED BY:** *Robert G. Guzaldo & Associates, Ltd., 6650 North Northwest Highway, Suite 300, Chicago, Illinois 60631; 773/467-0800*

**AFTER RECORDING, MAIL TO:**  
Bonnie Keating, Esq.  
6230 North Leona Avenue  
Chicago, Illinois 60646

**SEND SUBSEQUENT TAX BILLS TO:**  
Craig Novack  
Renee Novack  
531 South Fairview Avenue  
Park Ridge, Illinois 60068

Attorneys' Title Guaranty  
1 S. Wacker Dr. STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

<b>REAL ESTATE TRANSFER</b>	03/22/2012
<b>COOK</b>	\$292.50
<b>ILLINOIS:</b>	\$585.00
<b>TOTAL:</b>	\$877.50

120253000999



Doc#: 1210426003 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/13/2012 08:27 AM Pg: 1 of 2

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## LEGAL DESCRIPTION

LOT 13 IN BLOCK 5 IN DALE, GUSTIN AND WALLACE'S ADDITION TO PARK RIDGE, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY NAMELY, COMMENCING ON THE SOUTH LINE OF THE WEST HALF OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN 50 LINKS WEST OF THE SOUTHEAST CORNER; THENCE WEST 19.50 CHAINS; THENCE NORTH 20.51 CHAINS; THENCE EAST 19.50 CHAINS; THENCE SOUTH 20.51 CHAINS TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

Address of Real Estate: 531 South Fairview Avenue, Park Ridge, Illinois 60068

Permanent Real Estate Index Number: 09-35-223-011-0000

Property of Cook County Clerk's Office

**Warranty Deed**

INDIVIDUAL TO INDIVIDUAL

531 South Fairview Avenue  
Park Ridge, Illinois 60068

David S. Ladley

to

Craig M. Novack  
Renee K. Novack