

UNOFFICIAL COPY



Doc#: 1221222095 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/30/2012 02:35 PM Pg: 1 of 3

WARRANTY DEED

This space for Recorder's use only

Grantor, **FELICIA L. GRANGER**, married to Willie Thompson, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, conveys and warrants to **NORFOLK SOUTHERN RAILWAY COMPANY**, a Virginia corporation, 3 Commercial Place, Norfolk, Virginia 23510 the real estate legally described on Exhibit A attached hereto. THIS IS NOT HOMESTEAD PROPERTY.

IN WITNESS WHEREOF, Grantor has executed this deed this 13th day of July 2012.

*Felicia L. Granger*  
FELICIA L. GRANGER

STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do certify that Felicia L. Granger, 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 she signed, sealed and delivered the instrument as her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notary seal this 13th day of July, 2012.

*Matt Schoolfield*  
Notary Public



Mail tax bills to:  
~~Mathewson & Wishnoff, P.C.~~  
30 North LaSalle Street  
Suite 1726  
Chicago, Illinois 60602

*Norfolk Southern  
Railway Company*

This document was prepared by:  
Jory Wishnoff  
30 North LaSalle Street  
Suite 1726  
Chicago, Illinois 60602

EXEMPT FROM CITY OF CHICAGO TRANSFER TAX PURSUANT TO SECTION 3-33-060(L) OF THE CHICAGO REAL PROPERTY TRANSFER TAX ORDINANCE.

*Jory Wishnoff*  
Jory Wishnoff, Attorney

**UNOFFICIAL COPY**

1113002

**EXHIBIT A**

LOT 6 AND THE WEST 5 FEET OF LOT 7 IN BLOCK 1 IN MILLER AND RIGDON'S  
SUBDIVISION OF LOT 29 IN SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16,  
TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS.

Property address: 545 West Garfield Boulevard  
Chicago, Illinois 60621

PII: 20-16-104-002

**REAL ESTATE TRANSFER** 07/30/2012



<b>CHICAGO:</b>	\$0.00
<b>CTA:</b>	\$0.00
<b>TOTAL:</b>	\$0.00

20-16-104-002-0000 | 20120701602464 | L6N3WX

Return to:  
Wheatland Title Guaranty  
105 W. Veterans Parkway, Yorkville, IL 60560  
*MAM-2009CO-5652*

**REAL ESTATE TRANSFER** 07/30/2012



<b>COOK</b>	\$107.50
<b>ILLINOIS:</b>	\$215.00
<b>TOTAL:</b>	\$322.50

20-16-104-002-0000 | 20120701602464 | UXLLXT

# UNOFFICIAL COPY

RECORDER OF Cook COUNTY

## PLAT ACT AFFIDAVIT

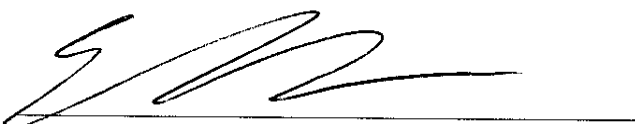
STATE OF ILLINOIS )  
COUNTY OF Kendall ) SS

Eve Cne, being duly sworn on oath, deposes and states that she does business at Wheatland Title Guaranty, 105 West Veterans Parkway, Yorkville, Illinois 60560. That the attached deed is not in violation of 765 ILCS 205/1 of the Illinois Revised Statutes for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right-of-way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purpose or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that she make(s) this affidavit for the purpose of inducing the Recorder of County, Illinois, to accept the attached deed for recording and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.



SUBSCRIBED AND SWORN TO  
BEFORE ME THIS 26 DAY  
OF July, 2012  
Linda V. Lis  
Notary Public

