

# UNOFFICIAL COPY



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Doc#: 1226426132 Fee: \$64.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/20/2012 11:37 AM Pg: 1 of 3

**WARRANTY DEED  
ILLINOIS STATUTORY  
Individual**

THE GRANTOR(S) JOHN L. VATIANOU and ANDRIA M. PIHOS, husband and wife, 1236 N. Damen #6F, of the City of Chicago, County of COOK, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to JEFFERY M. BROWN and MELISSA A. JANUARY, husband and wife, AS TENANTS BY THE ENTIRETY, not as Tenants in Common, nor as Joint Tenants of 1238 N. Milwaukee Avenue #2, Chicago, IL 60622 of the County of COOK all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

SEE EXHIBIT A

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; existing leases and tenancies; special government taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2012 and subsequent years; the mortgage of trust deed referred to in Paragraph C of the General Provisions of this Contract and/or Rider 7, if applicable.

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

Permanent Real Estate Index Number(s): 17-06-127-055-0000  
Address(es) of Real Estate: 1236 N. Damen Ave. #6F, Chicago, IL 60622

Dated this 17 day of August, 20 12.

JOHN L. VATIANOU

ANDRIA M. PIHOS

S N  
P 2  
S N  
SC Y  
INT ID

REAL ESTATE TRANSFER	09/11/2012
CHICAGO:	\$4,207.50
CTA:	\$1,683.00
<b>TOTAL:</b>	<b>\$5,890.50</b>



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REAL ESTATE TRANSFER	09/13/2012
COOK	\$280.50
ILLINOIS:	\$561.00
<b>TOTAL:</b>	<b>\$841.50</b>



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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOHN L. VATIANOU and ANDRIA M. PIHOS, husband and wife, personally known to me to be the same person(s) whose name(s) 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.

Given under my hand and official seal, this 17<sup>th</sup> day of August, 20 12.



*Elizabeth Zimanni* (Notary Public)

**Prepared by:**

Richard C. Spain, Esq  
33 North Dearborn Street, Suite 2220  
Chicago, IL 60602

**Mail To:**

Scott Hargadon, Esq  
161 N. Clark St, Suite 4300  
Chicago, IL 60601

**Name and Address of Taxpayer:**

JEFFERY M. BROWN AND MELISSA A. JANUARY  
1236 N. Damen Ave. #6F  
Chicago, IL 60622

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## EXHIBIT A

### Unit 1236-F

That part of Lots 3, 4 and 5, taken as a single tract, in Block 1 in the Resubdivision of Lots 1 to 5 Inclusive in Block 1 and Lots 1 to 5 inclusive in Block 2 in the Subdivision of 4 acres in the Southeast corner of the Northwest ¼ of Section 6, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois described as follows: Beginning at the Northeast corner of said Lot 3; thence South along the East line of said Lot 3, a distance of 22.75 feet; thence West at right angles to the last described course, a distance of 33.40 feet; thence North at right angles to the last described course, a distance of 9.55 feet; thence West at right angles to the last described course, a distance of 19.55 feet; thence North at right angles to the last described course, a distance of 12.82 feet to the North line of said Lot 3; thence East along the said North line of Lot 3, a distance of 52.95 feet to the point of beginning;

And

That part of said Lots 3, 4 and 5, taken as a single tract, which lies above a horizontal plane located 27.25 feet above Chicago City Datum described as follows:

Commencing at the Northeast corner of said Lot 3; thence South along the East line of said Lot 3, a distance of 22.75 feet; thence West at right angles to the last described course, a distance of 33.40 feet to the point of beginning of the parcel herein described; thence continuing West along the last described course extended, a distance of 14.00 feet; thence Northwesterly along a line which makes an angle of 133 degrees 25 minutes 02 seconds measured counter-clockwise from East to Northwest from the last described course, a distance of 8.08 feet; thence North along a line which makes an angle of 138 degrees 34 minutes 38 seconds measured counter-clockwise from Southeast to North from the last described course, a distance of 3.69 feet; thence East at right angles to the last described course, a distance of 19.55 feet; thence South at right angles to the last described course, a distance of 9.55 feet to the point of beginning.

Cook County Clerk's Office