

# UNOFFICIAL COPY

## WARRANTY DEED



Doc#: 1306026073 Fee: \$40.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/01/2013 01:35 PM Pg: 1 of 2

120253001124

THE GRANTORS, *Daniil Tuz Sr. and Stefaniya Tuz, husband and wife*, of , 8006 Greenwood Terrace, , River Grove, for and in consideration of TEN DOLLARS (\$10.00), in hand paid, and other good and valuable consideration, CONVEY and WARRANT to *Heorhiy Hura and Oksana Hura, husband and wife*, of 2556 Forestview Avenue, River Grove, 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: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.*

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: 8006 Greenwood Terrace, River Grove, Illinois, 60171  
Permanent Real Estate Index Number: 12-26-419-048-0000  
DATED this 12th day of February, 2013

DANIIL TUZ SR.

STEFANIYA TUZ

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 *Daniil Tuz Sr. and Stefaniya Tuz*, 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 release and waiver of the right of homestead.

Given under my hand and official seal, this 12th day of February, 2013.



[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:  
Anthony DeFrenza, Esq.  
707 Skokie Boulevard  
Suite 410  
Northbrook, Illinois 60062

SEND SUBSEQUENT TAX BILLS TO:

Heorhiy Hura  
Oksana Hura  
8006 Greenwood Terrace  
River Grove, Illinois 60171  
Attorneys Title Guaranty Fund, Inc  
11 S. Wacker Dr., STE 2400  
Chicago, IL 60606-4650  
Attn: Search Department

S Y  
P 2  
S A  
SC Y  
INT AB



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## LEGAL DESCRIPTION

LOT 16 (EXCEPT THE NORTH 39 FEET THEREOF AND EXCEPT THE EAST 51 FEET THEREOF) IN BLOCK 1 IN VOLK BROTHERS' CHICAGO HOME GARDENS, BEING A SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF GRAND AVENUE, IN COOK COUNTY, ILLINOIS.

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<b>REAL ESTATE TRANSFER</b>	02/14/2013
 	<b>COOK</b> \$51.50
	<b>ILLINOIS:</b> \$103.00
	<b>TOTAL:</b> \$154.50
12-26-419-048-0000   20130201601470   XPDFYA	

VILLAGE OF RIVER GROVE  
**Property Inspection**  
 No 003044  
 2-13-13 *K.M.*  
 Approved

**Warranty Deed**

INDIVIDUAL TO INDIVIDUAL

8006 Greenwood Terrace  
 River Grove, Illinois 60171

Danil Tuz Sr.  
 Stefaniya Tuz  
 to  
 Heorhiy Hura  
 Oksana Hura