



Doc#: 1313456039 Fee: \$42.00
RHSP Fee:\$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/14/2013 02:57 PM Pg: 1 of 3

WARRANTY DEED

Illinois Statutory
(Individual to Individual)

THE GRANTOR, **JOHN RIGAS**, widowed man of the City of Chicago, County of COOK, State of Illinois for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS to **ERICA BURCZY and LIDIA SYRWID**, Tenancy in Common, of Highland Park, Illinois, all interest in the following described Real Estate situated in the County of COOK, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION.

SUBJECT TO: General real estate taxes not due and payable at the time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

THIS IS NOT A HOMESTEAD PROPERTY.

Permanent Index No. : 13-17-304-013-0000
Address of Real Estate: 4335 N. Moody Ave, Chicago, Illinois 60634

DATED this 30 day of April, 2013.

John Rigas
JOHN RIGAS

Return to:
PROPER TITLE, LLC
400 Skokie Blvd Ste. 380 (g)
Northbrook, IL 60062

State of Illinois)
) ss.
County of Cook)

PT13-00382

I, the undersigned, a notary public in and for said County, in the State above said, DO HEREBY CERTIFY that, **JOHN RIGAS** is 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.

Given under my hand and official seal, this 30 day of April, 2013.

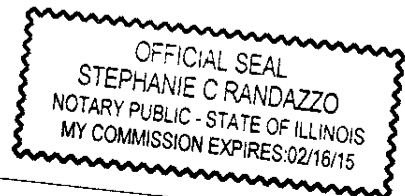
Notary Public

[Handwritten Signature]

This instrument was prepared by:
Peter J. Janus
Attorney at Law
400 Skokie Blvd, Suite 380
Northbrook, IL 60062

~~MAIL TO:~~
Phillip Mandell
Attorney at Law
39 LaSalle St.
Chicago, IL 60603

SEND SUBSEQUENT TAX BILLS TO:
Erica Burczy and Lidia Syrwid
4335 N. Moody Ave.
Chicago, Illinois, 60634




3

UNOFFICIAL COPY

STATE TAX

STATE OF ILLINOIS



MAY. 14. 13

REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX


0023100

FP 103051

0000002584

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAY. 14. 13

REVENUE STAMP

REAL ESTATE TRANSFER TAX

0011500

FP 103048

0000002580

City of Chicago
Dept. of Finance
643421

5/9/2013 10:56
dr00347




Real Estate Transfer Stamp

\$2,250.00

Batch 6 330 03

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAY. 14. 13

REVENUE STAMP

REAL ESTATE TRANSFER TAX

0000050

FP 103048

0000002587

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Proper Title, LLC.

As an Agent for Chicago Title Insurance Company

400 Skokie Blvd. Ste. 380 Northbrook, IL 60062

Commitment Number: PT13_00382

SCHEDULE C

PROPERTY DESCRIPTION

Property commonly known as:

4335 N MOODY AVE.

CHICAGO, IL 60634

Cook County

The land referred to in this Commitment is described as follows:

LOT 14 IN ELDRED'S HOME SWEET HOME SUBDIVISION BEING A SUBDIVISION OF THE EAST HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF THE EAST HALF (1/2) OF THE SOUTH WEST QUARTER OF SECTION 17, TOWNSHIP (40) NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 13-17-304-013-0000