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Doc#: 1324126035 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/29/2013 10:35 AM Pg: 1 of 3

WARRANTY DEED STATE OF ILLINOIS

Above Space for Recorder's Use Only

THE GRANTOR, CARL MANTHE AND PENELOPE HOPPER, HUSBAND AND WIFE, OF THE CITY OF CHICAGO, COUNTY OF COOK, STATE OF ILLINOIS, FOR AND IN CONSIDERATION OF TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION IN HAND PAID,

CONVEYS AND WARRANTS TO **KEITH HANNI AND MICHELLE ALEX**, *married to each other, as Tenants by the Entirety.*

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:

SEE ATTACHED LEGAL DESCRIPTION

PROPERTY ADDRESS: 2052 WEST ARMITAGE UNIT D, CHICAGO, ILLINOIS 60647
PERMANENT INDEX NUMBER(S): 14-31-139-060-0000

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE YEAR 2013 AND SUBSEQUENT YEARS; BUILDING LINES AND USE OR OCCUPANCY RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENT FOR PUBLIC UTILITIES; ACTS OF THE GRANTEE; AND HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.

THE DATE OF THIS DEED OF CONVEYANCE IS: 07/2/13

Carl Manthe (SEAL)
CARL MANTHE

Penelope Hopper (SEAL)
PENELOPE HOPPER

NSA102324(NM)UT7 08NOV08 1042

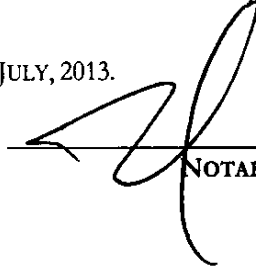
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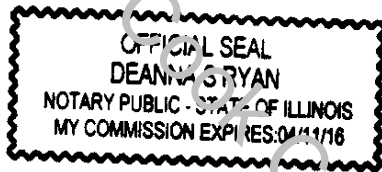
BOX 334 CT1


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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, DO HEREBY CERTIFY THAT **CARL MANTHE AND PENELOPE HOPPER**, IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME HE SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON, AND ACKNOWLEDGED THAT HE SIGNED, SEALED AND DELIVERED THE SAID INSTRUMENT AS HIS 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 NOTARIAL SEAL, THIS 13 DAY OF JULY, 2013.

MY COMMISSION EXPIRES: 06.11.16  NOTARY PUBLIC



EAL ESTATE TRANSFER	07/15/2013
 CHICAGO:	\$3,975.00
CTA:	\$1,590.00
TOTAL:	\$5,565.00

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EAL ESTATE TRANSFER	07/15/2013
 COOK	\$265.00
ILLINOIS:	\$530.00
TOTAL:	\$795.00

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This Instrument was Prepared By: Ryan Law Group, LLC 1121 West Wrightwood Chicago, Illinois 60614	Send Subsequent Tax Bills to: Keith Hanni Michelle Alex 2052 W. Armitage #D Chicago, IL 60647	After Recording Mail To: Crystal L. Kontny, Esq. 180 N. LaSalle #3300 Chicago, IL 60601
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STREET ADDRESS: 2052 W. ARMITAGE AVENUE

UNIT D

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 14-31-139-060-0000

LEGAL DESCRIPTION:

PARCEL 1: UNIT "D" IN THE 2052 ARMITAGE PARK TOWNHOME DESCRIBED AS FOLLOWS: THE NORTH 19.00 FEET OF THE SOUTH 77.75 FEET OF THAT PART OF THE EAST 37.50 FEET OF THE FOLLOWING DESCRIBED TRACT: LOTS 5, 6, 7, 8 AND 9 IN SHERMAN'S ADDITION TO HOLSTEIN, SAID ADDITION BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, UTILITES, USE, ENJOYMENT AND ENCROACHMENTS AS SET FORTH IN THE DECLARATIONS OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR ARMITAGE PARK TOWNHOUSES, RECORDED AS DOCUMENT NO. 98491837.

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