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96350709

WARRANTY DEED
INDIVIDUAL TO
INDIVIDUAL

96350709

THE GRANTOR, KAREN
COHEN, a single woman, of the
City of Chicago, County of
Cook, State of Illinois, for and
in consideration of TEN AND
00/100 (\$10.00) DOLLARS,
and other good and valuable
consideration in hand paid,
CONVEYS and WARRANTS
to

KENNETH JOHNSON, Grantee, of 6901 N. Ridge Avenue, #3F, Chicago, Illinois 60645, the following
described Real Estate situated in the County of Cook, State of Illinois, to wit:

PARCEL I:

THE SOUTH 19.92 FEET OF THE NORTH 55.42 FEET, AS MEASURED ALONG THE EAST LINE
OF THE WEST 61.00 FEET OF THE EAST 126.85 FEET, ALL BEING OF LOTS 1, 2 AND 3 TAKEN
AS A TRACT IN HOWARD-WESTERN PROPERTIES, BEING A RESUBDIVISION OF LOTS 1 AND
2 IN SAMUEL F. HILLMAN'S SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 1/2 OF
THE NORTHEAST 1/4 (EXCEPT STREETS) IN SECTION 25, TOWNSHIP 41 NORTH, RANGE 13,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL II:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL I FOR INGRESS AND
EGRESS AS SET FORTH AND DEFINED IN DOCUMENT NUMBER 17,538,587, IN COOK
COUNTY, ILLINOIS.

Title is conveyed subject only to the following, if any: covenants, conditions, and restrictions of record;
public and utility easements; existing leases and tenancies; special governmental taxes or assessments for
improvements not yet completed; unconfirmed special governmental taxes or assessments; general taxes
for the year 1995 and subsequent years; the mortgage or trust deed recorded herewith.

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: 10-25-429-025.

Address of Real Estate: 2531-B West Howard, Chicago, Illinois 60645.

DATED this 3rd day of May, 1996.

Kenneth Johnson

(SEAL)

Karen Cohen

(SEAL)

KAREN COHEN

(SEAL)

(SEAL)

25-5-96

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State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County, and the State aforesaid, DO HEREBY CERTIFY that KAREN COHEN, a single woman, 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 said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL
MARILYN CHRISTINE KIRBY
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. MAY 27, 1996

Given under my hand and official seal, this 3rd day of May, 1996.

My Commission Expires: May 27, 1996

Marilyn Christine Kirby
Marilyn Christine Kirby-Notary Public

This instrument was prepared by Attorney Marilyn C. Kirby, 913 Harlem Avenue, Glenview, Illinois 60025.

Mail this recorded instrument to:

Send subsequent tax bills to:

Attorney Patricia A. Hambrick
555 E. 33rd Place, Suite 909
Chicago, Illinois 60616

Kenneth Johnson
2531-B West Howard
Chicago, Illinois 60645



★ CITY OF CHICAGO ★
★ REAL ESTATE TRANSACTION TAX ★
★ DEPT. OF REVENUE MAY-8-96 ★
★ PUBLIC ★
★ 987.50 ★

STATE OF ILLINOIS
REAL ESTATE TRANSFER
MAY FOR DEPT. OF REVENUE
121.00

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE
STAMP MAY-8-96
114.50
180.50

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