

# UNOFFICIAL COPY

## WARRANTY DEED

THE GRANTORS, *George A. Ruhnke and Cheryl A. Ruhnke*, who joins in the execution of this deed solely for the purpose of waiving homestead rights, of 5615 North Kostner Avenue, Chicago, Illinois, for and in consideration of TEN DOLLARS (\$10.00), in hand paid, CONVEY and WARRANT to *Philip M. Krizman and Sue A. Wittenberg*, of 5646 West Goodman, Chicago, Illinois, not as tenants in common but as joint tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

97549355

DEPT-01 RECORDING 123.50  
 140010 TRAN 2365 07/29/97 15:05:00  
 FILE # 001 \* 97 - 49 154547  
 COOK COUNTY RECORDER

**LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF**

*Subject to general real estate taxes not due and owing at the time of closing; covenants, conditions, and restrictions of record; all applicable zoning laws and ordinances.*

Address of Real Estate: 5615 North Kostner, Chicago, Illinois 60646

Permanent Real Estate Index Number: 13-03-402-018

DATED this the 15th day of July, 1997

97549355

*George A. Ruhnke*  
 \_\_\_\_\_  
 GEORGE A. RUHNKE

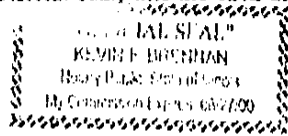
*Cheryl A. Ruhnke*  
 \_\_\_\_\_  
 CHERYL A. RUHNKE

2350  
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State of Illinois )  
 ) ss.  
 County of Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that *George A. Ruhnke and Cheryl A. Ruhnke*, 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 the 15th day of July, 1997.



*Kevin F. Brennan*  
 \_\_\_\_\_  
 NOTARY PUBLIC

**THIS INSTRUMENT PREPARED BY:** Law Offices of Thomas W. Tuohy & Associates, 218 North Jefferson, Third Floor, Chicago, Illinois, 60661; (312) 559-8400.

MAIL TO:  
 Benjamin B. Goldberg, Esq.  
 77 West Washington, Suite 1602  
 Chicago, Illinois 60602

SEND SUBSEQUENT TAX BILLS TO:  
 Philip M. Krizman  
 Sue A. Wittenberg  
 5615 North Kostner  
 Chicago, Illinois 60646

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

LOT 44 IN AUGUST ERICKSON'S NORTH KOSTNER AVENUE SUBDIVISION OF THAT PART OF LOT 13 LYING WEST OF THE CHICAGO AND NORTH WESTERN RAILROAD OF COOK'S SUBDIVISION OF THAT PART OF THE EAST 1/4 OF FRACTIONAL SECTION 3, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS.

Address of Real Estate: 5615 North Kostner, Chicago, Illinois 60646

Permanent Real Estate Index Number: 13-03-402-018

★ 0 1 9 1 9  
★ 0 1 9 1 9  
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★ 0 1 9 1 9

**CITY OF CHICAGO**  
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE JUL-2-97  
P.B. 11196

256.00

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

DEPT. OF REVENUE  
256.00

RR. 10618

0 1 9 1 9  
0 1 9 1 9  
0 1 9 1 9  
0 1 9 1 9

Cook County  
REAL ESTATE TRANSACTION TAX

REVENUE JUN-18-97  
P.B. 10649

128.00

ATTORNEYS' NATIONAL  
TITLE NETWORK, INC.

★ 0 1 9 1 4  
★ 0 1 9 1 4  
★ 0 1 9 1 4  
★ 0 1 9 1 4

**CITY OF CHICAGO**  
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE JUL-2-97  
P.B. 11196

704.00

★ 0 1 9 1 4  
★ 0 1 9 1 4  
★ 0 1 9 1 4  
★ 0 1 9 1 4

**CITY OF CHICAGO**  
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE JUL-2-97  
P.B. 11196

980.00

97549355

Warranty Deed

INDIVIDUAL TO INDIVIDUAL

5615 North Kostner  
Chicago, Illinois 60646

George A. Ruhnke

to

Philip Krizmann  
Sue Wittenberg