

# UNOFFICIAL COPY

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RECORDED AT THE REQUEST OF  
WHEN RECORDED MAIL TO AND  
MAIL TAX BILL TO:

David and Stephanie Schrod  
706 Lathrop Ave  
River Forest, IL 60305



Doc#: 1116440016 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/13/2011 10:07 AM Pg: 1 of 3

THIS DOCUMENT PREPARED BY:

Karl L. Marschel  
Bryan Cave LLP  
161 N. Clark St., Suite 4300  
Chicago, IL 60601

PERMANENT PARCEL NUMBER:

15-12-105-028-0000

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

## WARRANTY DEED

THIS WARRANTY DEED is made and entered into as of this 3rd day of June, 2011, by and between D. SCOTT HARGADON, whose mailing address is 707 S. Humphrey, Oak Park, Illinois 60304 AND ALISON E. NELSON, whose mailing address is 706 Lathrop Ave, River Forest, IL 60305, both unmarried persons (collectively, the "Grantor"), and DAVID SCHRODT AND STEPHANIE SCHRODT, husband and wife, whose mailing address is 3020 North Waterloo #12, Chicago, Illinois 60657 (collectively, the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration paid by Grantee, the receipt and sufficiency of which are hereby acknowledged, does by these presents CONVEY AND WARRANT unto the Grantee, not as tenants in common, nor as joint tenants, but as tenants by the entirety, the following described real estate, together with all rights and appurtenances to the same and any and all improvements thereon, situated in the County of Cook and the State of Illinois, and more particularly described as follows (the "Property"):

See Exhibit A attached hereto and hereby made a part hereof.

Address: 706 Lathrop Ave., River Forest, Illinois 60305

Subject, covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable.

Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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S Y  
P 3  
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SC Y  
INT C

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IN WITNESS WHEREOF, the Grantor has executed this Deed the day and year first above written.

“GRANTOR”

D. SCOTT HARGADON

ALISON E. NELSON

STATE OF ILLINOIS )  
) SS:  
COUNTY OF COOK )

VILLAGE OF RIVER FOREST

Real Estate Transfer Tax

Date 5/25/11 Amt Paid \$955.00

I, Christine Doornbos, a Notary Public in and for said County and State aforesaid, do hereby certify that D. SCOTT HARGADON, who is personally known to me to be the same persons whose names is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered said instrument as their free and voluntary act and deed, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 3rd day of June, 2011.

Notary Public

My Commission Expires: 2/24/15



STATE OF ILLINOIS )  
) SS:  
COUNTY OF COOK )

I, Christine Doornbos, a Notary Public in and for said County and State aforesaid, do hereby certify that ALISON E. NELSON, who is personally known to me to be the same persons whose names is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered said instrument as their free and voluntary act and deed, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 3rd day of June, 2011.

Notary Public

My Commission Expires: 2/24/15



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## EXHIBIT A

### LEGAL DESCRIPTION FOR THE PROPERTY

LOTS 13 AND 14, IN BLOCK 1, IN THE SUBDIVISION OF HOME MUTUAL LAND ASSOCIATION, A SUBDIVISION OF THE EAST 8.66 CHAINS, OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD), IN COOK COUNTY, ILLINOIS

PERMANENT PARCEL NUMBER:

15-12-105-028-0000

STATE TAX	STATE OF ILLINOIS	REAL ESTATE TRANSFER TAX
	 JUN.-7.11	00955.00
	REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	# 0000001498 FP 103024
COUNTY TAX	COOK COUNTY REAL ESTATE TRANSACTION TAX	REAL ESTATE TRANSFER TAX
	 JUN.-7.11	00477.50
	REVENUE STAMP	# 0000001510 FP 103022