



Doc#: 1225111008 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/07/2012 08:36 AM Pg: 1 of 5

WARRANTY DEED

ILLINOIS STATUTORY

CT-CA 3753195 MWD/BJL

THE GRANTORS,

MICHAEL T. SNYDER and
GRETCHEN SNYDER, husband and
wife, and KEVIN J. SNYDER, married
to Monica Snyder

for and in consideration of the sum of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY and WARRANT unto

THE ALVERNA GROUP, LLC

of 9935 S. Menard, Oak Lawn, Illinois 60453, GRANTEE, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

MS
SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; ~~special governmental taxes or assessments for improvements not yet completed, unconfirmed governmental taxes or assessments,~~ and general real estate taxes for the year 2012 and subsequent years.

TO HAVE AND TO HOLD, the same unto the Grantee, and to the proper use, benefit and behoof, forever of Grantee.

Permanent Index Number (PIN): 14-20-416-017-0000

Property Address: 3315 North Seminary, Chicago, Illinois 60657

IN WITNESS WHEREOF, said Grantor has caused his and her name to be signed to these presents this 23 day of July, 2012.

MICHAEL T. SNYDER

GRETCHEN SNYDER

Kevin J Snyder

KEVIN J. SNYDER

Monica Snyder

MONICA SNYDER *for purposes of waiving homestead

S ✓
P ✓
S ✓
SC ✓
INT ✓

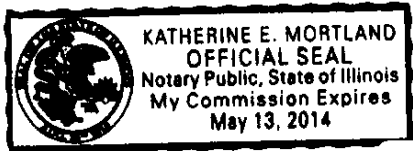
Box 334

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael T. Snyder, Gretchen Snyder, Kevin J. Snyder, and Monica Snyder, 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 he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 23 day of July, 2012.



Katherine E. Mortland

Notary Public

REAL ESTATE TRANSFER	07/25/2012
CHICAGO:	\$4,402.50
CTA:	\$1,761.00
TOTAL:	\$6,163.50
14-20-416-017-0000 20120701605174 8G8GR2	

This instrument was prepared by:
Scott I. Yu, Three First National Plaza, Suite 400, Chicago, Illinois 60602

MAIL TO:

HAI Lipschitz
1120 N. Belmont
Chicago IL 60610

SEND SUBSEQUENT TAX BILLS TO:

The Alveira Group
9935 S. RENARD
OAK LAWN IL 60453

UNOFFICIAL COPY

Exhibit A

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS,

MICHAEL T. SNYDER and
GRETCHEN SNYDER, husband and
wife, and KEVIN J. SNYDER, married
to Monica Snyder

for and in consideration of the sum of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY and WARRANT unto

THE ALVERNA GROUP, LLC

of 9935 S. Menard, Oak Lawn, Illinois 60453, GRANTEE, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

*MTS
CS*

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; ~~special governmental taxes or assessments for improvements not yet completed; unconfirmed governmental taxes or assessments;~~ and general real estate taxes for the year 2012 and subsequent years.

TO HAVE AND TO HOLD, the same unto the Grantee, and to the proper use, benefit and behoof, forever of Grantee.

Permanent Index Number (PIN): 14-20-416-017-0000

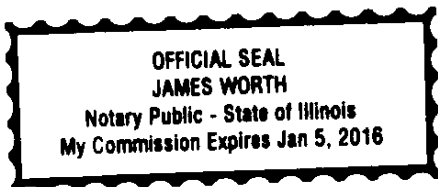
Property Address: 3315 North Seminary, Chicago, Illinois 60657

IN WITNESS WHEREOF, said Grantor has caused his and her name to be signed to these presents this 21 day of July, 2012.

[Signature]
MICHAEL T. SNYDER

[Signature]
GRETCHEN SNYDER

KEVIN J. SNYDER



MONICA SNYDER *for purposes of waiving homestead

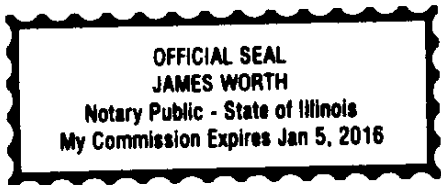
(3)

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael T. Snyder, Gretchen Snyder ~~REDACTED~~ 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 he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 21st day of July, 2012.



[Signature]
 Notary Public

Seal affixed on appropriate signed document

REAL ESTATE TRANSFER		07/25/2012
	COOK	\$293.50
	ILLINOIS:	\$581.00
	TOTAL:	\$880.50

14-20-416-017-0000 | 20120701605174 | 625XLF

This instrument was prepared by:

Scott I. Yu, Three First National Plaza, Suite 400, Chicago, Illinois 60602

MAIL TO:

HAI Lingshu
1120 W. Belmont
Ch. Fr. 60605?

SEND SUBSEQUENT TAX BILLS TO:

The Alvena Group
9935 S. MENARD
OAK LAKE IL 60453

UNOFFICIAL COPY

STREET ADDRESS: 3315 N SEMINARY AVENUE
CITY: CHICAGO **COUNTY:** COOK
TAX NUMBER: 14-20-416-017-0000

LEGAL DESCRIPTION:

LOT 19 IN BLOCK 3 IN BAXTER'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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