JNOFFICIAL COP

WARRANTY DEED

MAIL TO:

Doc#: 1315441156 Fee: \$42.00 RHSP Fee:\$10.00 Affidavit Fee:

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 08/03/2013 03:09 PM Pg: 1 of 3

SEND TAX BILLS TO:

Buffalo tirve IL 60089

THE GRANTOR(S), Kellye Fabian, a single person, of the State of Illinois, for and in consideration of TEN COLLARS and other good and valuable considerations in hand paid, CONVEY (S) AND WARRANT to

JW Real Estate, Inc. 1411 MC Henry Rd #226 Buffalo Grove 11

FIRST AMERICAN TITLE

Strike Inapplicable:

- -a) As tenants in Common
- Not as Tenants in Common, or Tenants by the Entire of Jut as JOINT TENANTS:
- Not as Joint Tenants or Tenants in Common, but as Torants by the Entirety, ashusband and wife.
- As an individual d)

SEE ATTACHED LEGAL DESCRIPTION

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **This is non-homestead property**

Permanent Index Number: 16-05-110-023-0000

Property Address: 1123 Hayes Avenue, Oak Park, Illinois 60302

DATED this 14th day of May, 2013.

REAL ESTATE TRANSFER		05/17/2013
	COOK	\$125.00
	ILLINOIS:	\$250.00
	TOTAL:	\$375.00

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STATE OF ILLINOIS)
COUNTY OF McHENRY)SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT KELLYE FABIAN, is personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that she signed, sealed and delivered 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 SAL DEBORANTINATION IN h	nd and notarial seal, this	14	_day of _	May	, 2013
NOTARY PUBLIC - STATE OF ILL TACK MY COMMISSION EXPIRES:07/19/16		201 - k	R	Dawd	7

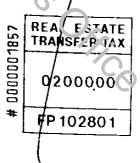
Notary Public

My commission expires on 1-19-14

*If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

The buyer cannot resell the property within 30 days of the short sale settlement date. The buyer also, cannot resell the property for greater than 120% of the short sale price within 90 days of the short sale settlement date.





NAME AND ADDRESS OF PREPARER:

Hal Stinespring & Associates, P.C. 910 E. Oak Street Lake in the Hills, Illinois 60156

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LEGAL DESCRIPTION

Legal Description: LOT 28 IN BLOCK 7 IN FAIR OAKS TERRACE, A SUBDIVISION OF THE EAST 50 ACRES OF THE NORTH 75 ACRES OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Index #'s: 16-05-110-023-0000 Vol. 0138

Property Address: 1123 North Hayes Avenue, Oak Park, Illinois 60302

Property of Cook County Clark's Office